



## Selectboard Meeting Minutes

Tuesday, January 21, 2020

Present: Steve Finneron, Chairman  
Jim Haff  
Chuck Claffey  
  
Chet Hagenbarth, Town Manager

Citizens: Noreen Binder  
Ken Wonsor  
Michael McCarty, SunCommon  
Carrie Fenn, SunCommon  
Lucrecia Wonsor, Town Clerk  
Whit Montgomery  
Joseph Delli Santi, MCR  
Roger Rivera  
Dave McComb  
Kaitlyn Hummel  
Gerrie Russell  
Beth Kwart  
Kurt Kwart  
Keith Ritson  
Katy Savage, Mountain Times

## AGENDA

1. Call to Order
2. Approval of the Agenda
3. Approval of Meeting Minutes of January 7, 2020
4. Selectboard Member Concerns
5. Citizen Input
6. Board of Liquor Control
7. Solar Presentation
8. Rental Registration – Zoning Amendment Draft
9. Town Financials
  - a) December 31, 2019
  - b) Treasurers' Report - Dec
10. GMNGC Financials
  - a) Year End Financials

- b) Current Expense Note
- 11. General Fund Budget Review
  - a) Budget – Final Draft
  - b) Tax Rate – proposed
  - c) Town Meeting Warning – Draft
- 12. GMNGC Budget
  - a) 6-Month – FYE 2020
  - b) 12- Month – FYE 2021
- 13. Managers’ Report
  - a) Public Safety Building Update
  - b) Department Updates
- 14. Other Business
- 15. Executive Session, if necessary
- 16. Adjourn

**1. Call to Order**

CH Finneron called the Meeting to order at 6:30 pm.

**2. Approval of the Agenda**

A motion to approve the Agenda as presented, UNANIMOUS.

**3. Approval of Meeting Minutes of January 7, 2020**

A motion to approve the Meeting Minutes of January 7, 2020 as presented; UNANIMOUS.

**4. Selectboard Member Concerns**

TM Hagenbarth advised that a 4’ x 8’ sign depicting the KPSB would be erected sometime this week throughout construction.

Thanks, and appreciation were extended to the Highway team for necessary cold patch repairs executed both on the weekend and in cold temperatures.

**5. Citizen Input**

There was no citizen input.

**6. Board of Liquor Control**

A renewal application for an expired Outside Consumption Permit had been received from the Killington Hospitality Group. A motion that the Town Clerk move forward was approved, UNANIMOUS.

A brand new First and Third application for Liquor Permit(s) had been received by the new owners of the same aforementioned property in advance of the closing, scheduled for early-mid March. Back-up documentation was supplied and reviewed, along with confirmation from the Town Clerk that the DLC would NOT issue this/or any license until after current license(s) have been surrendered. There was a motion to allow the Town Clerk to move forward under the condition that the transfer actually takes place, UNANIMOUS.

**7. Solar Presentation**

Mike McCarthy head of the Commercial & Community Solar Team at SunCommon gave a presentation on Solar Systems. The Board expressed interest in rooftop projects both for the Town Garage and the KPSB and agreed to follow up with Mr. McCarthy and SunCommon to

verify concepts and yield hard numbers. There was no interest in trackers or ground installations.

The Board also asked that SunCommon take some time to review the GMNGC and the Killington Elementary School to give general feedback on potential Solar projects and their advantages at these facilities.

**8. Rental Registration – Zoning Amendment Draft**

TM Hagenbarth presented the Zoning ByLaw amendments as approved by the Planning Commission on January 8, 2020 and advised the full transmittal copy was available for review on the Town website.

It was agreed that “Section 417 – Accessory Dwelling Unit” and “Section 640 – Certificate of Occupancy or Use” be addressed at a separate public hearing. A motion to Warn a Public Meeting to address these amendments was approved for February 18, 2020; UNANIMOUS.

A motion to Warn a Public Meeting for “Section 407 – Short-Term Rental of Dwelling Unit” was approved for February 25, 2020; UNANIMOUS. Agendas for these public hearings would be circulated in advance.

**9. Town Financials**

a) December 31, 2019

There was nothing new to report.

b) Treasurers’ Report – Dec

- Some of the larger bills for the KPSB were coming in but it is still within budget.
- The GMNGC were taking out their annual \$250k operating note to cover low cash flow through the off-season. The second year in a row it will be carrying this debt without the assistance of the Town.
- Restricted funds were in order. In the spring the Board would be addressing changes in the Route 4 Sewer Ordinance, from bond related to an operations and maintenance reserve fund related ordinance.

A motion to approve the Treasurers’ Report for December as presented, UNANIMOUS.

**10. GMNGC Financials**

a) Year End Financials

There was clarification on stating revenue regarding pre-booking for the upcoming season/year.

b) Current Expense Note

A motion to approve the \$250k operating expense loan for the GMNGC; UNANIMOUS.

**11. General Fund Budget Review**

a) Budget – Final Draft

The budget was slightly down on the expense side but otherwise there were no other changes. It was confirmed the 2019 Audit of the Towns’ Financial Statements and other Financial Information had been completed.

A motion to approve the General Fund Budget as presented; UNANIMOUS.

b) Tax Rate – proposed

The proposed tax rate was reduced to 0.4736.

- c) Town Meeting Warning – Draft  
A motion to approve the Warning move forward for the Public Information Hearing for March 2<sup>nd</sup> as proposed, with Budget and Articles one through four as stated;  
UNANIMOUS.

**12. GMNGC Budget**

- a) 6-Month – FYE 2020  
A motion to approve the 6-month FYE 2020 budget as presented; UNANIMOUS.
- b) 12- Month – FYE 2021  
A motion to approve the 12-month FYE 2021 budget as presented; UNANIMOUS.

There will be only one complete audit, both financials running in unison to avoid adverse reporting.

**13. Managers' Report**

- a) Public Safety Building Update  
The KPSB was “out of the ground”, structural steel and framing anticipated next week. The building schedule is now looking at an August completion date. Ledge and weather issues had brought the budget closer to its cap but there were still contingencies available. A report would follow evaluation.
- b) Department Updates
  - i) A motion to approve commitment letters for the 1M road bond, \$588k FEMA debt and 4.775M KPSB, whose numbers were all approved at last year’s vote; UNANIMOUS.
  - ii) The Town of Mendon were undergoing a town-wide reappraisal which would affect property taxes of parcel(s) owned by the Town of Killington. It was also noted that Mendon were in arrears of \$4k, owed to the Town for plowing in 2019.
  - iii) TM Hagenbarth presented to the Selectboard for signature, a Certificate of No Appeal or Suit(s) Pending from the Listers relating to April 1<sup>st</sup>, 2019 Grand List.

**14. Other Business**

A notification had been received from the US Census Bureau asking if the Town wished to participate in the certification of Towns’ boundaries. It was not deemed necessary at this time.

TM Hagenbarth explained that the potential sale of the old firehouse, being donated to the Town was a possible contingency open to the Town should there be a possibility of the KPSB coming in over budget.

**15. Executive Session, if necessary**

The Board went into executive session for personnel at 8:29 pm and exited at 8:33 pm; no action taken.

**16. Adjourn**

The Meeting was called to adjournment at 8:34 pm.