

Dummerston Planning Commission

Unapproved Minutes

November 7, 2017

Members Present: Deb Forrett, Annamarie Pluhar, Sam Farwell, Joe Little, Bev Tier, Maria Glabach, Brian Richardson

Absent: Sarah Bergh, Nicole Talbot

Public: Jean Momaney, Ann Davis, Carrie Towle

1. **Approve minutes of 10/05/2017 Approve corrections as needed**
 - (6:33) Correspondence Sam approves, Brian seconds approved.
2. **Correspondence**

We received additional text from Energy committee for the Town Plan. We'll put this on hold until after the public hearing.
3. **(6:37) Public Comment**

Attending because they are interested in short term rentals.
4. **(6:42) Short-Term Rentals: review recommendations from STR subcommittee and planning for hearing**

We will add "used as a living quarters" to the definition of Dwelling-Single Family. Strike the second sentence. And add on Conditional Use for all districts. (See discussed revision below.)

Deb moves to accept the draft with revisions. Sam seconds. Motion passes. We will send the draft to DRB for comments.
5. **(7:05) Status of Town Plan Hearing**

The hearing will be at in the church basement on the 7th. Announcement in the Commons tomorrow. Draft is on the website.
6. **(7:15) Consider 'Administrative Review' draft language**

Sam will work with Roger about using the language developed by West Windsor and will bring back to the DPC a draft for us to review.
7. **(7:35) Consider clarifying Bylaw re: types of parking allowed in rights of way, etc.**

Discussion of this issue. What to do?
8. **Budget**

Sam motions to authorize the Chair to request level funding of the budget. Deb seconds. Motion passes.
9. **(7:55) Items for next meeting agenda**

As above.
10. **(8:00) Adjourn**

Next meeting Tuesday 12/05/2017 at church basement

6:30 regular PC meeting 7:00 Town Plan hearing

Recommendations from the STR subcommittee (as amended 11-7-2017)

Article VIII: Definitions

SHORT-TERM RENTAL – a dwelling rented to the transient, traveling, or vacationing public for a period of fewer than 30 consecutive days and for more than 14 days per calendar year. Rentals of less than 15 days per calendar year are not subject to Conditional Use Permits.

DWELLING – SINGLE FAMILY: a structure used as a living quarters designed and constructed for use by one family.

– Eliminate this definition in its entirety.

COUNTRY INN – a lodging establishment serving meals, usually developed from a classic home in a rural or village setting. A Country Inn is limited to a maximum of twenty (20) guest rooms.

Deleted: Tourist Home

Deleted: , having a rustic, comfortable ambiance

Deleted: For this Bylaw, a

Article VII: General Regulations

Section 620: Off Street Parking Requirements

2. Hotel, Country Inn, Bed & Breakfast, Short-Term Rental: One space for every guest room plus additional space for facilities with eating establishment (See Subsection 7 below).

Deleted: Motel, Tourist Home, Boarding House

Article II: Zoning Districts

For each Zoning District except Commercial/Light Industrial the PC recommends adding Short-Term Rentals to the list of “Conditional Uses” in each section