

Waterville Valley Planning Board
Summary of the Minutes for the
Planning Board Meeting
Held on Thursday, December 10th, 2020, at 8:00 am
Virtual Meeting -Zoom- Town Hall

****Final** MINUTES**

Video recording of the meeting is available on the Town website.

THE MEETING WAS CALLED TO ORDER by Chairman Wendi Rathgeber at 8:00 am
ALL VOTES WERE TAKEN BY ROLL CALL

ROLL CALL for Board Members and Seating of Alternates

1. Full Members in Attendance:

Chairman Wendi Rathgeber, Vice-Chair Nancy Knight, Bill Spence, Rich Rita, John Recine, Terry Waite, Bill Larsen

2. Alternate Members in Attendance: Mike Koppel (Not Seated)

3. Members Absent:

4. Alternate Members Absent: Rob Wilson

5. Public in Attendance:

Nick Guiliani, Mark Decoteau, Tara Bamford, Craig Larson, Ben Legare, Mike Aronson, Lori Horton, Tom Myrick, Jen Lucas, Barry Fish, Rob Darnell, Alison Darnell, David Dean, Evie Amato, Jill Courville

REVIEW and ACCEPTANCE of MINUTES:

MOTION: “To approve the Planning Board Regular Meeting Minutes of Nov 12th, 2020 as amended”.

Motion: B. Spence

Second: T. Waite

Vote: 7– Yes, 0 – No

MOTION: “To approve the Planning Board Regular Meeting Minutes of Nov 23rd, 2020 as written”.

Motion: B. Spence

Second: R. Rita

Vote: 7 – Yes, 0 – No

Old Business:

Short Term Rentals: T. Bamford (Public Hearing Feedback)

T. Bamford discussed her thoughts of separating out the amendments in order to allow people to choose which amendments they preferred. W. Rathgeber guided the discussion through the chart in reevaluating how the members felt about each section after hearing the public's comments from the night before. T. Waite spoke up about how he felt and agreed with those of the public that spoke against short-term rentals / transient rentals in the LDR. B. Spence seconded this notion of restricting transiency in the LDR. The Board took time to discuss this more in depth gathering each member input on the idea of allowing or restricting transiency in the LDR. W. Rathgeber noted that a majority of the members were for the amendments proceeding to the next public hearing. The Board discussed the table more until the members decided to move forward with the next public hearing for additional public comments. The Board decided it would be smart to have another special

meeting to rehash some of the language before the public hearing. The Board scheduled a workshop for December 23rd at 3:30 PM via Zoom.

Contract Review: Tara Bamford

W. Rathgeber informed the Board that the Tara Bamford contract was executed for 2021. M. Decoteau confirmed the funds for the contract were added to the proposed budget for next year.

MOTION: “To accept the contract for Tara Bamford’s services to the Waterville Valley Planning Board as stated.”

Motion: N. Knight

Second: B. Spence

Vote: 7 - Yes, 0 - No

New Business: Ben Legare: Conceptual Consultation (5 Golden Heights Rd)

B. Legare presented his new concepts to the Board for feedback and review. Since he was now purchasing two lots his proposal spanned two lots which caused a few changes. T. Bamford and the Board gave him feedback in regard to the concepts presented. At the close of the presentation B. Legare decided to continue thinking about his plan and return with an updated proposal at a future date.

COMMITTEE REPORTS:

1. Town Core Group

Village path lights have been up. The committee is waiting for the delivery of the collars for the base of the luminaries.

2. Conservation Commission

J. Recine revisited the question that he posed last meeting concerning the proposed 25 ft setbacks for wetlands. W. Rathgeber suggested putting the topic on for next month’s agenda.

COMMUNICATIONS:

PRIVILEGE OF THE FLOOR: Craig Larson Update

C. Larson shared with the Board his thoughts on how business will go this winter. He is expecting much heavier traffic. C. Larson talked about the idea of an outdoor food court supplied by various food trucks, since people still do not wish to eat indoors. C. Larson also discussed the possibility of building a better deck system to improve service to his patrons. A few more ideas were discussed before T. Bamford informed C. Larson that he would need at least a minor site plan review for what he has proposed. C. Larson agreed to prepare information for minor site plan review at the January meeting.

TICKLER FILES:

Calendar Review: Dec 23rd @ 3:30 PM - Workshop

Jan 13th @ 6:00 PM – Public Hearing

Jan 14th @ 8:00 AM – Regular Meeting

ADJOURNMENT:

MOTION: “To adjourn at 11:37 am.”

Motion: R. Rita

Second: B. Larsen

Vote: 7 – Yes, 0 – No

Respectfully submitted,
Nick Guiliani