

TOWN OF GREEN MOUNTAIN FALLS
PLANNING COMMISSION MEETING
July 14, 2015
MINUTES

1. CALL TO ORDER/ROLL CALL

Chairman Alexander called the meeting to order at 6:35 PM.

Attendance: Willie Alexander, Dick Bratton, Eric Caldwell, and Mayor Worthey.

2. AGENDA:

M/S Bratton/Alexander To Approve Agenda as amended- Passed 3-0

3. Approve Minutes of the Jun 23 Meeting

M/S Caldwell/Alexander To Approve Minutes. Passed 3-0

4. PUBLIC INPUT-

Michael Lohman reported that Sprint has shown interest in having a cell tower in GMF. AT&T, T-Mobile, and Verizon did not show interest.

5. NEW BUSINESS-

a. Sallie Bush Building- Kitchen- Plan Review

Mark Moller and John Breesawitz presented design drawings for the new kitchen.

M/S Bratton/Caldwell To approve the plans as submitted. Passed 3-0

b. 10312 El Paso Ave VRBO, re-visit

The Chairman provided information to the opponents present on what the Planning Commission considers when reviewing VRBO requests. He read out loud GMD Code Sec 16-710 Special Uses (a) (1 through 7). Karen Watson reiterated her concerns about the steep driveway up to the proposed VRBO.

M/S Bratton/Caldwell To table further discussion until the Public hearing on July 28. Passed 3-0.

The Commission acknowledged receipt of letters delivered to Town Hall from Cord Smith, Karen Watson, and Velma Krieger. The letters will be considered as input for the Public Hearing on July 28.

c. Building Permit Question- Frazier Adams, 10420 Mountain Avenue
appeared to ask if he needed a building permit to replace glass in the existing windows on his porch. Based on his description of the work, the Commission did not feel a need for a building permit.

d. Dewey Mountain Trail Signage. The Chairman noted that the trail direction signs (Blue 3 1/2 inch by 6 inch with arrows) put up for the Trailhead Ceremonies on July 11 were not in compliance with the signage Plan (Exhibit "B") approved by the Planning Commission on April 14.

Commissioner Bratton explained that the route from Olathe Street to East Myrtle Street was changed to make it easier for hikers to follow.

M/S Caldwell/Bratton To amend Exhibit "B" to show the posted route which actually uses Ann St, Grandview, & Catamount St.

(instead of Ann St. , Grandview, Florence, & Catamount St.) Passed 3-0.

6. Old BUSINESS

a. Review of Zoning on Lake St. Business District

The Commission continued the discussion of the May 8 Letter from Ben & Nan Stevens to the Town Marshal about Stones & Bones at 6970 Lake Street. After briefly reviewing Chapter 16 of the GMF Land Use Code it was concluded that the intent of the Code was not clear, especially Sec 16-310 Business District Para (c)(1). Chairman Alexander indicated he thought Sec 16-601 might apply. The Stevens letter claimed that the Nord apartment in Stones & Bones at 6970 Lake Street was "illegal".

M/S Bratton/Alexander to table this item in order to receive input from the Town Attorney. Passed 3-0.

7. CORRESPONDENCE RECEIVED

a. 6-27-15 Liston-Building in Flood Plain

The letter received was an information copy of an E mail from Lester Linscot to his neighbor, Mr. Cook. The Commissioners decided to take no action at this time.

b. 6-29-15 Watson VRBO- disappointment- Hold for Public Hearing July 28

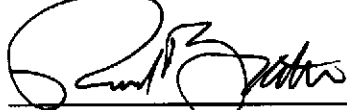
c. 7-5-15 Cord Smith VRBO- disappointment-Hold for Hearing on July 28.

8. ADJOURNED at 7:53 PM.



William Alexander, Chairman

ATTEST



Richard Bratton, Recording Secretary