

**Town of Weston**  
**PO Box 98**  
**Weston, VT 05161-0098**  
**Minutes of Meeting, July 12, 2021**

Present: Chris Lindgren, Anne Degan, Kim Price (via zoom), Nicki Pfister, Will Goodwin, ZA

Absent: Matt Lynch, Bob Vesota, Brad Ameden

Also in attendance, members of the Selectboard: Jim Linville, Tim Goodwin, Annie Fujii

**Agenda**

1. Additions to Agenda
2. Discussion on Development Review Board
3. Inn at Weston permit withdrawal
4. Zoning Administrator update
5. Lindgren Subdivision
6. Approve Minutes
7. Adjourn

Chris Lindgren calls the meeting to order at 7:12 pm.

1. Additions to Agenda: none

2. Discussion on Development Review Board

Jim Linville, Tim Goodwin, and Annie Fujii (all Selectboard members) presented information about the restructuring Weston's current planning and zoning structure of a Planning Commission (PC) and Zoning Board of Adjustment (ZBA) to a new structure of a PC and Development Review Board (DRB). Under this new structure, the PC would become the legislative arm and be responsible for all town planning functions, the DRB would be the judicial arm, there would no longer be a ZBA. It was explained that many towns use this structure successfully. Regional Planning Boards are recommending this proposed new structure. Other considerations: the new structure would allow the PC more time for actual planning, the new structure would be more "user friendly" for citizens. A discussion for the need to re-write the zoning regulations ensued. It was suggested that a task force be formed: a member of the Selectboard, a member of the PC, and a member of the ZBA, to look at municipal grant options for rewriting the by-laws. The Selectboard provided a DRB survey for PC members to complete.

3. Inn at Weston permit withdrawal

The Inn at Weston has decided not to make change to the footprint of the building. Therefore, they have withdrawn their application for a building permit.

4. Zoning Administrator Update

Discussion about zoning violations and enforcement took place. The PC recommended that the ZA bring this to the attention of the Selectboard for enforcement.

A discussion about the timing of issuing a permit took place. It was determined that once the decision is made and recorded in the minutes, a permit may be issued. Ideally, the decision is written first, then the permit is issued.

5. Lindgen Subdivision

Chris Lindgren was unable to step down as chair for this agenda item due to lack of a quorum. There was a general discussion of final plat procedure. Some questions were raised: At what point is an application complete? After the final hearing, is it possible to not approve the permit for the final plat? It was noted that Some decisions are technical and not decided by the PC. Such matters are decided by the attorney or engineer. Will Goodwin, ZA, will investigate this.

6. Approve minutes

Lacked a quorum- minutes could not be reviewed.

7. Adjourn

Anne Degan made a motion to adjourn. Kim Price seconded the motion. Motion passes unanimously. Meeting adjourns at 9:15 p.m.

Approved: \_\_\_\_\_

Chris Lindgren, Chair

Date \_\_\_\_\_

Submitted: Nicki Pfister

Nicki Pfister, Secretary

Date 8/22/21