

**CENTRAL VERMONT REGIONAL PLANNING COMMISSION**

**Project Review Committee**

**Draft Minutes**

**January 7, 2019**

Central Vermont Regional Planning Commission Office

**Committee Members:**

<input checked="" type="checkbox"/>	Janet Shatney, Chair	<input checked="" type="checkbox"/>	Laura Hill-Eubanks
<input type="checkbox"/>	Byron Atwood	<input checked="" type="checkbox"/>	Bob Wernecke
<input type="checkbox"/>	John Brabant	<input checked="" type="checkbox"/>	Jerry D’Amico (Alternate)

Staff: Bonnie Waninger

Guests: Tom McCardle, Bill Fraser, and Sue Allen (City of Montpelier), Greg Rabideau (Rabideau Architects), Fred Bashara (Capitol Plaza Corporation), Leslie Welts (Montpelier Planning Commission)

**Call to Order**

Chair J. Shatney called the meeting to order at 4:11 pm.

**Adjustments to the Agenda**

None.

**Public Comments**

None.

**Meeting Minutes**

*L. Hill-Eubanks moved to approve the December 12, 2018 minutes; B. Wernecke seconded. Motion carried.*

**Act 250 Applications - Projects of Substantial Regional Impact**

*Montpelier Hotel & Parking Garage Act 250 Application 5W1591 - This project proposes to build a new 5-story hotel with 81 rooms and 4-story parking garage with 348 spaces behind the existing Capitol Plaza Hotel.*

The Committee previously found that the project met CVRPC’s criteria for Substantial Regional Impact. J. Shatney reminded the Committee that the project is in a Designated Downtown, therefore Criteria 10 is assumed to be positive.

G.Rabideau provided an overview of the project. B. Waninger reviewed updates provided in a staff memo. L. Hill-Eubanks summarized natural resource concerns as potential impacts on the river and the safety and health of building next to river. She noted the difference of opinion between the hotel

1 applicant and Agency of Natural Resources was concerning. J. D'Amico stated his questions about traffic  
2 and parking had been answered. The Committee discussed the merits of intervening on these issues.

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4 *B. Wernecke moved not to submit comments at this time and not to instruct staff to participate in the*  
5 *hearings; J. D'Amico seconded. J. Shatney proposed a friendly amendment to have staff monitor the*  
6 *project. Wernecke and D'Amico accepted the friendly amendment. Motion carried.*

7

8 The Committee suggested staff invite any applicable state agency to attend the Committee meeting for  
9 complicated projects. The Committee also recommended that staff invite ANR to discuss floodplains  
10 and river corridors at a Board of Commissioner meeting.

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12 **Next Meeting**

13 - Electric Utility Presentations - 01/24/19

14

15 **Adjournment**

16 *J. D'Amico moved to adjourn at 5:40 pm; B. Wernecke seconded. Motion carried.*