

**Bennington Board of Selectmen**  
**June 22, 2021 6:00 PM**  
**Meeting Minutes**

Present: James Cleary, David Hardwick, David Foster

Chairman Cleary opened the meeting at 6:00 PM.

**Appointments: 6:00 PM** – John Kendall, Keith Nason, Jason Pearle

Cleary welcomed Justin, explaining the reason for the meeting was to touch base, discuss what worked, what didn't work in 2020 winter and see how to move forward this upcoming season.

- Over Selling Tickets - Keith Nason asked if any changes to capacity were in the future? Jason Pearle assured everyone that they will be making upgrades to the main lodge, interior changes only and John Kendall will be kept up on all changes. There will be no reservations in 21-22 season. The staff will have a better understanding and going forward they will be more on top of this. Last year, due to Covid-19 there were a lot of out of State, out of New England skiers. This probably won't happen again.
- Parking & Snow Removal - They are going to work closely with everyone to possible upgrade and make a small expansion for parking. The goal is to create a sturdier parking area. They will not intrude on the wetlands, which it is understood the foliage that is there helps with siltation. Options for where snow, equipment and employee parking was discussed. John Kendall discussed he has spoken with Earl Sanford and they need to keep an eye on the upper parking lot. There is a 15-20 acre buffer that was supposed to be seeded and creates a huge difference in the parking area. They cannot filter into the wetlands. Frankestown Sand & Gravel will be working on helping with a natural silt fence. John Kendall said he understands it cuts into the parking, encouraging them to try to have a design which allows more adequate parking, while maintaining the vegetation of the off season will protect the wetlands. Snow should be pushed near 47, rather than towards the wetlands.
- Renovations – They will be working to improve the water issues, they have spoken with the State and are working with Capital Well. They are installing two, 5K gallon cisterns. The current one is in failure and will be removed. They have changed the toilets which seemed to help. Again, interior renovations to improve the offices, flow of the building

for the public is also being addressed. May add a small, 300-person, capacity once completed. Better signage will be addressed also.

- Septic – They are upgrading the septic system. This upgrade will allow the facility to have better toilets, with the use of port – a- potties should make a big improvement. There is no usage of the septic for approximately 8 months of the year, that a plus, it gives the system a change to settle during the summer, when it is the busy season, it is used hard for a couple of days, and again, settles down. Being minimally used is a great improvement for the system.
- Water – They will continue to monitor the water coming in, then it will be easier to know what is actually needed to keep it up to capacity.
- Expansions – There is nothing in the plans for an expansion at this time. Although, they may look into a snack shack window. No cooking, Friday night – Sunday afternoon. Canned beer may be sold out of the cafeteria. That is a State enforcement, not the town. Cashiering is the biggest challenge, assuring the cashiers are old enough. The patio area has been permitted, they are looking at their options.
- Summer uses – They have thought about Weddings and a Concert series. Tent requirements were discussed. Nothing is going forward with summer use at this time though.
- Midnight Madness – Will continue until midnight. They will do what they can to keep the security within their own staff. Hiring people for that shift is hard though. They are also looking to do a Friday Family night.

Selectmen thanked Justin Pearle for the updates. John Kendall reassured Justin the town is here to help, not to be difficult. Keith Nason said he thought they did a great job this past season.

**Code Officer, John Kendall –**

- A sample permit that is used in another town was provided, John would like to use this in Bennington as well. He provided Deb Davidson a copy and it will be created so we can start using it in Bennington.
- Air B & B's were discussed. As far as he is concerned, they need to meet the same criteria as a Bed & Breakfast. This needs to be looked at via zoning, as does tiny houses, accessory dwellings. If a tiny house is on wheels, it must be registered.

- 4 South Bennington Road – John indicated he may provide some assistance to the property owner for preparation to go to the ZBA. Explained the property owner is saying he is building on an existing foundation. After lengthy discussion the Board of Selectmen and Code Officer agree the owner needs to go before the ZBA for a variance.
- Occupancy permit has been granted to Bridge Street Recovery for Building “B”, Building “C” has a 30-day permit and needs to work in conjunction with the Fire Department.
- Curtis Farm needs an inspection, John Kendall would like the Fire Department to also come to the inspection. They will work towards getting the inspection completed next weekend, before the 4<sup>th</sup> of July.

John Kendall had no further business.

**Peter Martel** – Asked about the replacement of the bridge on South Bennington Road. He has been approached for an easement. He will let the Board know when the State will be down to meet with him. He further discussed his thoughts about the town including the sewer lines at the same time. Selectmen thanked Peter for his thoughts. They will discuss this with the Water/Sewer Commission Chair.

**Minutes:** June 15, 2021 Selectboard Meeting Minutes were approved as written.

**Financial:** Payroll Register – 6/24 was approved.  
A/P Register – 6/24 was approved.

**Old Business:** Cupola – Guyer Construction will be submitting a bid.

**New Business:** Porta potties – PJD will provide a porta potty for Sawyer Field. There will be a lock and only use is for events.

Bathrooms – Midsummer Night Event to use town office

Printer – Town Administrator’s printer is needing to be replaced, quotes from Twin Bridge were discussed. Keith Nason suggested purchasing through WB Mason, or Best Buy, much more cost effective. Deb indicated she will look into that option.

Protection Class – Deb asked Keith what our Protection Classification was. Neither he nor Dave Foster were sure. Deb will research on line to see if she can find the answer.

Dept. Head Updates: Weekly work log from Matt Blanchard was provided to the Selectmen.

Correspondence: Deb reviewed an email from Berta Veale, expressing the loss of her husband Theodore. She was looking for directive regarding the property owned by her husband.

**Review/Approve/Signatures:**

**Appointment** –Unlicensed Dog Warrant

**Building Permits** – Mackesy – Photovoltaic Roof Mount System

Danforth-Finishing basement to family room

Nothing further, the meeting was adjourned at 7:40 pm.

The next scheduled meeting will be Tuesday, June 29, 2021 at 6:00 pm.

Respectfully submitted,

Debra Davidson, Town Administrator