

Westmore Planning Commission

Minutes

Date: December 9, 2025

Attending: Greg Gallagher, Bob Kennedy, Randy Knaggs, Ethan Swift, Carol Davis

Agenda Item	Discussion	Outcome/Notes
Call to order	The meeting was called to order at 5:05 PM	
Review VLCT Short-Term Rental seminar 11/8/25	Bob presented information from the VLCT meeting on short-term rentals (STR) that was held at Lake Morey on 11/8/25. There was discussion of encouraging STRs in places where there is a shortage of hotels and other places to stay, such as along bike paths. It was noted that Vermont has less hotels per capita than other states. It is hard to have any control over STR because enforcement of any regulations is difficult. Carol wondered about charging for registering STR, which might help keep tabs on them. Bob noted that this was discussed at another Westmore Planning Commission (WPC) meeting where it was noted that it is hard to track in Westmore because not all are in a formal system. Carol thought that registration might help the businesses be known. Bob thinks that Westmore may not be ready to register STR rentals yet. Carol noted that the prime rental period in Westmore is 8-10 weeks. There are some rentals in the winter but skiers mainly rent near the slopes. Bob said he would review his notes from the meeting and make a list of pros and cons for registration. If the town decides to register STR that would probably involve an ordinance. The WPC will advise the Westmore Select Board if they decide it should move forward.	Bob will review his notes from the meeting and make a list of pros and cons for the registration of STR for the WPC to review.
Town Plan update	The grant to support the revision of the Town Plan got derailed and full revision will happen next year. The NVDA wants Westmore's plan to align with theirs, which is being revised as well. Bob explained the process of applying for the grant. Because there was a problem with	A panel will be convened to present on aspects of the

	<p>submittal the grant will need to be reapplied for next year. Meanwhile the NVDA will help extend the current deadline for revision. This will allow the Westmore Town Plan to more easily align with the regional plan, which will be completed.</p> <p>Several action items were presented in discussion with the NVDA. The NVDA wants to be sure that the citizens of Westmore are aware and involved. It was suggested that the WPC hold a panel event with invited experts on the critical parts of the plan to present. That would be followed by public meetings to receive comments. Members of the community have already been asked to give input on some sections and connections were made with the Path Forward Task Forces and the Westmore Association. Carol reminded the WPC members that they should think ahead about dates to be sure the Fellowship Hall is available. She said that she thought that the meeting should be at a time when seasonal residents could participate.</p> <p>Other ways to reach the community were discussed, noting that multiple ways of reaching out would be needed.</p> <p>Ethan said the final draft of the Town Forest Management Plan should be ready and could inform the revision of relevant sections of the Town Plan.</p> <p>It was suggested that a survey be developed and sent out, similar to the survey sent by one of the Path Forward Task Forces. An incentive for returning surveys as well as multiple ways to respond would help. It was noted that the grant application is dependent on having a designated village center. The original designation by the NVDA has been modified. Members asked that Bob provide the link to the newest map.</p>	<p>Westmore Twpn Plan. The date for this will be announced at the Town Meeting on March 3<sup>rd</sup>. Bob will check with the NVDA for possible dates. The survey for town residents should be ready for the Town Meeting as well. Bob will make the link to the revision of the map showing the proposed village center available to the WPC.</p>
Town Forest Management Plan	<p>Ethan reported that the draft of the Management Plan for the Town Forest is ready for input from the public. It will be posted on the town website and he is asking for feedback from the WSB.</p>	
Minutes approval	<p>The minutes from the 10/28/25 meeting were approved with Greg so moving and Randy seconding. The meeting was closed a 5:56 PM</p>	

and close		
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Next meeting: Tuesday, January 27, 2026, 5:00 PM

Respectfully submitted, Pam Kennedy, Clerk Westmore Planning Commission