

FINAL

**WEST LEBANON REVITALIZATION ADVISORY COMMITTEE
REGULAR MEETING MINUTES
KILTON LIBRARY – CONFERENCE ROOM OR
Remote Via Virtual Platform
LebanonNH.gov/Live
April 17, 2023
5:30 PM**

MEMBERS PRESENT: Councilor Chris Simon, Laurel Stavis, Kim Chewning, James Mashal

MEMBERS ABSENT: Jim Winny (alternate)

STAFF PRESENT: David Brooks (Deputy City Manager), Nate Reichert (Director of Planning & Development)

1. CALL TO ORDER – Chair Simon called the meeting to order at 5:30 PM.

A. The April 17, 2023 West Lebanon Revitalization Advisory Committee is hereby called to order.

2. APPROVAL OF MINUTES:

A. April 3, 2023

Ms. Stavis MOVED to approve the meeting minutes of April 3, 2023, as presented.

SECONDED by Mr. Mashal.

** The Vote on the MOTION was approved (4-0-0).*

3. NEW BUSINESS

A. Review and Discuss Priorities and Recommendations from prior Revitalization Committee and other prior studies

Chair Simon stated that the City Council, at its meeting on Wednesday, will plan to discuss altering the makeup of the Board, as previously discussed. He noted that prospective members, Eric Endrulat and Andrew Faunce, were present.

Mr. Brooks presented a summary document from the prior iteration of the West Lebanon Revitalization Committee, showing the committee's top priorities. The high priorities included Westboro Yard, the Greenway, and the streetscape improvements. Regarding Westboro Yard, some progress has been made with DOT including a proposed boundary and fence line to separate the City and State lands. A phase I environmental assessment was recently forwarded to DOT. An appraisal will need to be completed by NHDOT. The Committee agreed that it would like to keep this project as its number one priority.

Ms. Stavis asked if she should open a relationship with the legislative liaison of DOT. The Committee agreed that this would be a good idea.

Councilor Liot Hill suggested that this Committee put forth its commitment to the City Council regarding its priorities. This would be helpful for the Council to advocate for West Lebanon and this Committee.

Ms. Stavis stated that she believes the purchase of the buildings should be on the list of priorities.

Regarding the Greenway, Mr. Brooks stated that there has been progress with DOT on the end point to which the Greenway can be extended. The City can now go to the federal Subsurface Bureau Transportation Board to have that additional section of rail right-of-way officially abandoned in order to make it available for trail use. Grants are already being pursued for this project.

The Committee discussed the possibility of creating a walkway along the Connecticut River. Ms. Stavis stated that she co-sponsored a bill last session to remove liability for owners of land used for public recreation at no cost. Language was added to include railways, but this was taken out during the legislative process. This will be attempted again, but not this session.

The Committee discussed collaborating with the Pedestrian & Bicycle Advisory Committee regarding access along Route 10.

Regarding streetscape improvements, Mr. Brooks stated that this project is moving forward. Ms. Chewning asked about timing for this project. Mr. Brooks stated that bidding for the project may be considered in 2024. Ms. Chewning asked what changes can be made that will slow drivers as they make their way through West Lebanon, such as colorful striping. Chair Simon noted that the City has stated that local donors are welcome to pursue the streetscape project further to install planters and maintain them. Councilor Liot Hill explained that the proposal was for the streetscape beatification project to start in Lebanon and expand. There is not a lot of existing infrastructure in West Lebanon for this yet.

Ms. Stavis asked if the Streetscape project is dependent on the South Main Street “Dry Bridge” project. Mr. Brooks stated that they are separate projects but are being coordinated with respect to timing so that the entire stretch from Bridge Street to South Main Street will not be dug up at once. Ms. Stavis suggested fast-tracking the streetscape project, knowing that the “Dry Bridge” project will likely keep getting pushed out. It was noted that the Streetscape project is being pursued with the Department of Housing and Urban Development (HUD) and so discussions need to include this consideration.

Mr. Brooks stated that the medium properties of the Committee were previously stated to include Bridge Street Park, fostering a sense of place, and zoning changes and economic development. Mr. Brooks noted that many of the requested zoning changes have now been implemented, but that the proposed zoning map amendment along Bridge Street was not approved by the City Council for lack of community support. He noted that the Lebanon Heritage Commission is

interested in attending the Committee's May meeting. Mr. Reichert stated that three of the main topics of interest of the Heritage Commission include historic landmark designations in West Lebanon, the Dana House and its potential future uses, and potential Historic Districts within West Lebanon. Compliance issues would need to be dealt with, in order to use the Dana House as a public space.

Mr. Brooks stated that the document's low priorities included the Seminary Hill School, West Lebanon Fire Station redevelopment, reuse of city-owned property at 3 Seminary Hill, and a streetscape roundabout.

Ms. Chewning explained that she requested of the City Manager that this Committee be allowed to tour the West Lebanon Fire Station in order to discuss future possibilities.

4. FUTURE AGENDA ITEMS

The Committee discussed its future agenda items.

5. NEXT MEETING DATE

A. May 15, 2023

6. OTHER BUSINESS

None at this time.

7. ADJOURNMENT:

Mr. Mashal MOVED to adjourn. SECONDED by Ms. Chewning.

**** The Vote on the MOTION was approved (4-0-0).***

The meeting was adjourned at 7:10 PM.

Respectfully submitted,
Kristan Patenaude
Recording Secretary