

Town of Danville Development Review Board Hearing Minutes

7/1/15

(Approved as submitted, 7/15/15)

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Attendance:

Present DRB Members: Mike Smith (Chair), Rob Balivet, Doug Lamothe, John McClung, Theresa Pelletier

Absent DRB Members: Ted Chase, Sue Pekala

Zoning Administrator: Linda Leone

Public: Joan Klappert, John Svagzys (DeWolfe Engineering), Michael Schumacher

The hearing was called to order by Chair Mike Smith at 7:00 pm. A quorum was established.

Permit Hearings:

Permit #2015-21

Applicant: Joan Klappert

Site: 463 Brook road, Harvey's Hollow; TH056-006.000, Bk 143, pages 42-42. Zoning: Low Density Residential (LDR).

Project: Build 25' x 25' shed.

Relevant Bylaws:

Low Density Residential - LDR, Section 205.6 (8), page 20.

Design Control, Section 208, page 22.

Bylaw Application: Section 208.2 requires a hearing.

Discussion:

Shed location meets all setbacks. Siding will be shiplap clapboards. Proposed building is not visible from road.

Findings/Conditions:

1. The permit application's project was found to comply with the applicable referenced Bylaws.
2. Permit valid after 30 days of DRB approval and any appeals are concluded.

Decision:

Theresa Pelletier moved; John McClung seconded motion to approve permit application. Motion passed.

Permit #2015-13

Applicant(s): William and Christy Burns, 121 Pacer Circle, Washington, FL 33414

Site: 25 Village View Road, West Danville; TH 100-002.000, Bk 111, page 398. Zoning: MDR I, West Danville Design Control

Project: Restoration and reconstruction of primary residence.

Relevant Bylaws:

Medium Density Residential - MDR I, Section 205.6, page 18.

Design Control District - Section 208, page 22.

Bylaw Application: Section 208.2 requires a hearing.

Discussion:

1. Per June 3, 2015 DRB conditions, applicant has submitted civil design drawings, stamped by civil engineer licensed in Vermont, to Zoning Administrator for review and comment by DRB member with civil engineering experience.
2. Michael Schumacher, builder, representing the applicants, and John Svagzys (DeWolfe Engineering) presented civil drawings to the DRB.

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3. No curb cut change appears to be required.
4. Owners will grade and build up driveway to drain into existing culvert at public street (Village View Road). An extension providing a loop will be added to the driveway. The driveway will have erosion control matting, stone check dams, and water bars.
5. Concerns of Susan Lombardi, abutting land owner, appear to be met by current civil drawings. However, drainage from the Town's road continue to be of concern. A meeting will be set up with her, DRB members, Zoning Administrator, Danville Road Commissioner, and Ms. Lombardi to address those concerns.

Approval of Minutes: Doug Lamothe moved; Theresa Pelletier seconded motion for approval of minutes from the DRB hearing of 6/17/15 as presented. Motion passed.

Other Business: Chair Mike Smith.

The hearing was adjourned at 8:15.

Respectfully Submitted,
Rob Balivet