

VILLAGE OF MANCHESTER
Manchester, Vermont

**Minutes of a Regular Meeting of the
Development Review Board
Held on the 6th day of August, 2014**

Members Present: Donald Brodie, Orland Campbell, Julie Hanes, Al Michaels, Alternates, Janet Hurley and Russell Mills

Members Absent: Tom Deck, Joe Giolito, Karen Walla

Others Present: Kali Lennon, Scott Farwell, James Carter, Administrative Officer

Comm. Brodie called the meeting to order at 10:00 A.M., and welcomed the Alternate Members of the Development Review Board who are replacing regular DRB members who are absent today.

Comm. Brodie, in his capacity as Chairman of the Development Review Board, and a Notary Public, swore in reappointed DRB member Orland Campbell; reappointed DRB and DAC member Julie Hanes, reappointed Alternate DRB members Janet Hurley and Russell Mills.

Minutes:

The members who attended the meetings of July 2nd and July 9th reviewed the minutes of those meetings.

After review, Comm. Michaels moved that the minutes of the meeting of July 2, 2014 be approved. Comm. Hanes seconded. The vote was 3-0 in favor.

Comm. Hanes then moved that the minutes of the meeting of July 9, 2014 be approved. Comm. Michaels seconded. The vote was 3-0 in favor.

Comm. Campbell had not yet arrived for the vote on the minutes, but was present for the application hearings and thereafter.

Applications:

Application 14-22, Kari Lennon, Equinox Junior Building, for a sign.

Ms. Lennon presented the application. She provided the Board with an artist's representation of the proposed sign, as well as a photo of the sign under construction, and described both the proposed location, and colors of the sign, which meets all of the requirements of the sign regulations, and the Equinox Junior Master Sign Plan.

Comm. Hanes advised the Board that the Design Advisory Committee recommended approval of the application, notwithstanding the position of one of the DAC members, that the colors of the sign were not appropriate for the Village.

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After discussion, Comm. Michaels moved that the application be approved. Comm. Campbell seconded. The vote was 6-0 in favor.

Application 14-24. Kenneth Freirich, 54 Sargent Lane, for a swimming pool.

Scott Farwell, contractor, presented the application.

The 18' x 36' pool is proposed to be located on a 12.11 acre site, more than 600' from the property entrance off Sargent Lane, and will be sheltered from visibility, even from the property's driveway, by a stand of large trees. The pool will be more than 200' from the rear and side yards of the property.

A site plan, showing the proposed location of the pool was presented to the Board, as were photographs of the proposed site; with flags delineating the pool's location; photographs showing the distance from the site of the only nearby residence that might be able to see the pool, and additional photographs showing the automatic pool cover proposed as a safety feature.

After discussion, Comm. Hanes reviewed the report of the Design Advisory Committee, which unanimously recommended the approval of the application

Comm. Campbell moved Board adopt the recommendation of the Design Advisory Committee that the application be approved. Comm. Michaels seconded. The vote was 6-0 in favor.

Administrative Officer's Report:

The Administrative Officer advised that the amended Land Use Map required for the recently enacted revised Zoning Bylaw is expected to be completed this week, and will be added as an addendum when the Bylaw is published.

There being no further business to come before the Board, Comm. Michaels moved that the meeting be adjourned. Comm. Campbell seconded. The vote was 6-0, whereupon the meeting was adjourned at 10:48 AM