

**DEVELOPMENT REVIEW BOARD
MINUTES FOR THE SPECIAL HEARING
Friday, July 12, 2024**

A special meeting of the Barre City Development Review Board was held in person and video conference. The hearing was called to order by Chair, Linda Shambo (Ward I) at 7:00 pm., noting quorum was met after a few technical difficulties.

Present: Ward I members Linda Shambo and Chrysta Murray; Ward II members Vice-Chair Sarah Helman and Jayme Bauer; Ward III members Katrina Pelkey and At-Large members Kendall Schmidt and Jessica Egerton.

Absent: Ward III member; Colin Doolittle and; At-large Vacant Seat

Staff Present: Michelle La Barge-Burke, Permit Administrator

Public Present (from presentations and Sign-in Sheet): Luiba Destaules, Constantin Copertino, Pavel Cherkosov,(in-person) and Andrea Poulin (online)

1. **Adjustments to Agenda:** None

2. **Visitors and Communications:** None

3. **Old Business:**

a. **Consideration of June 6, 2024 Minutes:**

Motion to approve the minutes was made by C. Murray and seconded by K. Pelkey, **motion carried unanimously 7-0-0.**

b. **Consideration of June 6, 2024 Decision:**

Motion to approve the decisions for 135 Berlin was made by K. Schmidt and seconded by J. Bauer, **motion carried unanimously 7-0-0.**

4. **New Business:**

The hearing began at 7:10 pm.

Luiba Desautels, 58 Circle Street. Seeks curb cut variance; R-4 Zoning District

Andrea Poulin identified herself and wanted to speak to this hearing item. She offered her mailing address.

The Oath was administered by S. Helman, Vice Chair to Liuba Desautels and Constantin Copertino who wished to proceed with the current quorum.

- Liuba commented that they bought the duplex and moved in almost 3 years ago with only one driveway

To be approved at the 8/01/2024 Hearing

- Luiba stated that at the time of purchase the tenants were using the driveway limiting access to the garage, which would require them to ask them to move cars.
- Luiba also stated that cars are parking on the lawn and they do not have enough room in the driveway for all the cars. Some were using the neighbor's driveway as well.
- Luiba tried sharing a few photos of the property to show the space but the "owl" was experiencing difficulty picking-up the sound and not zeroing in on the photos.

Chair Shambo asked M. La Barge-Burke if there was any documents needed to be read into the record, M La Barge-Burke said, none at this time.

Chair Shambo handed the meeting over to S. Helman to continue due to technical difficulty after asking a question:

- Chair Shambo asked about the 3 ft. site distance requirement being met. Michelle clarified that it is for hedges, scrubs, fences etc. near intersections.

Sarah asked then asked each of the Board members if they had any comments or questions.

- J. Bauer asked if there was a reason for the specific sized driveway and if they would be willing to do a 12'x20' driveway. Luiba responded that they are willing to work with that if required.
- C. Murray asked if the duplex is currently rented and if the location is the one with the tire garden. Luiba responded yes.
- S. Helman asked for clarification on the number of cars to fit from 2 to 4 cars
- K. Pelky asked which side of the house they live on. Luiba said the side closest to the current driveway. The tenants have a 3 bedroom and 3 cars and with guests more cars. Luiba confirmed the tree would have to be removed for the proposed driveway.
- J. Egerton asked if the applicants saw and had a chance to address the Director of Public Works comments. Michelle said no not at this time as they will need to obtain their curb cut permit from the Director of Public Works.
- S. Helman asked for the setbacks on a drive way. Permit Administrator shared 0ft
- L. Shambo asked why they were not given a chance to address Public Works comments. Permit Administrator clarified that they still need to go to Public Works to get their curb cut permit.

Vice Chair, Helman then asked if there were any additional comments or questions and invited Andrea Poulin to speak.

- A. Poulin identified herself as the owner of 9 Green St an adjoining neighbor.
- A. Poulin shared that the map in the application shows the current driveway is paved beyond the side of the garage and she will need to have it surveyed.
- A. Poulin expressed concern about the number of parked cars on the lawn as excessive (9 cars). She is also concerned that the 20'x 60' driveway would invite additional cars and it would detract from her property value and there will still be a problem with parking.

To be approved at the 8/01/2024 Hearing

With no further comments from the Board, staff or the public, Vice Chair, Helman stated that the Board would go into deliberative session after the hearings to make a decision, and the applicants can call Michelle Monday morning for the decision if rendered, and will receive a letter within two weeks.

A motion was made by C. Murray and seconded by K Schmit to end the hearing

The second hearing began at 7:38 pm at which time.

Emily Medley & Pavel Cherkasov, 821 N Main. Seeks sketch plan approval for a subdivision; R-4 Zoning District

The Oath was administered to Pavel Cherkasov by the Vice Chair Helman. P Cherkasov wished to proceed with the current quorum.

- P Cherkasov said he had a larger sketch if anyone would like to review as which time the board informed him they had one from the Permit Administrator to share.

Vice Chair Helman asked M. La Barge-Burke if there was any documents needed to be read into the record, M La Barge-Burke said, none at this time.

Vice Chair Helman then asked each of the Board members if they had any comments or questions.

- L Shambo asked who would be responsible for placing the markers at which time P Cherkasov added that the Surveyor was going to and the Surveyor needed to notify the Town of Barre and the adjacent property owner that some of the current markers were incorrect.
- K. Pelkey asked for clarification on the lots and the numbers and P. Cherkasov directed the board to the location map to get a better sense of the breakdown.

Vice Chair Helman asked Michelle if there was anything to read into to record and Michelle had nothing at this time.

With no further comments from the Board, staff or the public, Vice Chair Helman stated that the Board would go into deliberative session after the hearings to make a decision, and the applicants can call Michelle Monday morning for the decision if rendered, and will receive a letter within two weeks.

Vice Chair Helman entertained a motion to end the hearing. Motion was made by C. Murray and seconded by J. Bauer.

5. Deliberative Session

To be approved at the 8/01/2024 Hearing

Motion by C. Murray and seconded by K. Pelkey go into deliberative session at 7:46 pm, **motion carried unanimously 7-0-0**. Vice Chair Helman asked M. La Barge-Burke to join them.

Motion by K. Pelkey and seconded by C. Murray to leave Deliberative Session at 8:17 pm, **motion carried unanimously 7-0-0**.

- **58 Circle St:** Motion by J. Bauer to approve the application with the condition that the curb cut be 12', driveway width 18' and 24' long and the Zoning Administrator be allowed to approve any immaterial or non-substantial changes to the site plan without having to come back before the DRB for revision:. Seconded by K. Schmidt **motion carried 6-1-0**.
- **821 N Main:** Motion by C. Murray with a friendly amendment to approve the application with the condition that the Zoning Administrator be allowed to approve any immaterial or non-substantial changes to the site plan without having to come back before the DRB for revision:. Seconded by J. Egerton with amendment accepted **motion carried 7-0-0**.

6. **Roundtable:** None.

7. **Executive Session:** None.

8. **Adjourn:** The meeting adjourned at 8:25 pm on motion from J. Bauer seconded by K. Schimdt.

The open portions of this hearing were recorded on the video meeting platform.

Respectfully Submitted,

Michelle La Barge - Burke, Permit Administrator
Recording Secretary