

**OFFICIAL MINUTES APPROVED BY THE DUMMERSTON DEVELOPMENT
REVIEW BOARD**

Minutes of the DRB Meeting

February 26, 2013

Members Present: Herb Rest (Chair), Cindy Wilcox, John Warren, Hugh Worden (Alternate), and Steve Jarosak (Alternate),

Members Absent: Lew Sorenson, and Jack Lilly (Clerk)

Also present: Charlotte Annis, Zoning Administrator; Bill Jewell for Allard Lumber, Mr. & Mrs. Thibault, Dan and Ruth Marx, neighbor, Bill Murray, Stephanie Peduzzi-Baker, Michael Fink Aria and Rich Carter, purchasers, Steve Schoppmeyer, their realtor.

7:02 pm. The meeting was called to order at the Town Offices at 1523 Middle Road in Dummerston by chairman, Herb Rest. Both Alternates were seated for absent members. Cindy Wilcox was appointed Clerk *pro tem*.

The Public was asked for comment, of which there was none.

Minutes: Upon a motion by Cindy Wilcox, seconded by Herb Rest, the minutes of the January 17, 2012 meeting were approved unanimously. Upon a motion by John Warren, seconded by Hugh Worden, the minutes of the November 20, 2012 meeting were also approved unanimously.

Pending Applications: Charlotte indicated that there are at least three items on the agenda for the March 19th meeting. The commissioners have received materials for these and the chair asked if anyone had any conflicts of interest with any of the applications. None did.

Discussion ensued regarding reorganization at the March meeting; however this is not likely since three members and both alternates have terms expiring at Town Meeting 2013. Ordinarily, alternates move up to fill vacancies on the Board; but with such a large possible turnover, the reorganizational meeting will need to be deferred.

Environmental Court update: Herb reported out on the chronology of events and decisions by the selectboard since the last meeting. The result of these is that their decision to appoint DRB members to represent the Town has been rescinded; they will be considering mediation with the Thibaults (appellants); and if that fails the Town will be back to where it is now, i.e. back to Environmental Court. In any case, the DRB is no longer involved.

Other business: Regarding e-mails to the DRB, there have been some gaps in coverage since the members need to make up their own group mailings. The Board, therefore, voted unanimously

to have the town e-mail drb@dummerston.org go to every member of the board and to the Zoning Administrator. Cindy will contact Kevin Ryan to have this done.

Herb explained that he will recuse himself from the upcoming hearings and deliberations. He turned the meeting over to vice-chair John Warren then left the premises. The Meeting closed at 7:15.

7:18 Mr. Warren opened the public hearings, explained the procedures and asked if the applicants, the Board or the public had any issues of conflict of interest with the fact that he had been a co-worker with one of the applicants. There were no objections. Hugh Worden asked whether there was a need for DRB approval in the case of the Land Development application of Michael Fink. Discussion of this was deferred to deliberations after the Hearings.

The Public Hearing resumed to review Application # LD353 of Michael Fink for land development conditional use approval in dividing the 21 + acre flood hazard area property located at 791 Park Laughton Rd. into 2 lots each exceeding 10 acres. After testimony, the Hearing closed at 7:43.

At 7:45, Mr. Warren opened the Public hearing to review Application # 3324 of Allard Lumber Company/ Cliff Allard for conditional use and site plan review approval for the construction of a structure of (35' x 120') to replace, at the same location, an existing shed structure (35' x105') that is to be demolished. The proposed construction is located at 354 Old Ferry Road, a Commercial/Light Industrial zoned district. The applicant was represented by Bill Jewell. The Public Hearing was closed at 8:00 pm. The written decision will issue and control.

Respectfully submitted,

Cynthia G. Wilcox, Clerk, *pro tem*