



Meeting Minutes

Waterford Development Review Board

Monday April 17, 2022

7:00 pm

Members present: Vice-Chair and officiating member Daphne Bullock, Kevin Gillander, Robin Migdelany and Tom Thomas. Also present was Zoning Administrator Chris Brimmer.

Public Participants: 23-SUB-01 application represented by Maurice Chaloux; 23-CU-01 represented by applicant Keith Carolis and Brian Carolis. Public attendees who have met the participation criteria for interested party status: Susan Hayes, Gary Kenney, Russell Carrea, Vicky Giella, Helen Pike, Lance Tucker, Jeannie MacLeod, Marianne Janenitis, Louisa Goodwin, Denis Joshua, Michael Dustin, Jonathan Sheehard, Stan MacLeod, Barry MacLeod, and Howard Remick.

Kevin moved to table the organizational elections until current Chair Ann Fielder could attend, second by Daphne and approved by acclamation.

Kevin moved to table minutes until Ann Fielding could attend, second by Robin and approved by acclamation.

Hearing 23-SUB-01 opened at 7:11 PM, previously proposed 2 lot subdivision truncated to a one lot to meet road frontage requirements. Kevin moved to accept the pending plat and grant preliminary approval and recess the hearing until May 15th at 7:15 PM, seconded by Tom and approved by acclamation. Hearing recessed to date and time certain.

Hearing 23-CU-01 opened at 7:15 pm, seeking approval for a residential business or service per §303.2, auto detailing, washing and undercoating, small engine repair and possible casual sale of rehabbed off road vehicles. Hours of operation between 8-5, applicant stated 1-2 cars a day (4-6 trip ends) whereas 3-5 cars a day (8-15 trip ends) stated in the application packet. Oil to be collected and disposed of at the transfer station. Relevant public comment on the application:

- Concern about the character of the neighborhood.
- Speed and traffic on the roadway out of character for a dead end road.
- Noise.
- Wastewater and waste disposal.
- Exterior storage of vehicles.

The applicant made the following stipulations at the hearing:

-No employees.

-Landscape screening, 10 evergreens.

-Drop the repair service and sales to concentrate on detailing.

-No more than two vehicles stored outside the building overnight.

Kevin moved to recess the hearing until May 15th at 7:15 PM, seconded by Tom and approved by acclamation. Hearing recessed to date and time certain. ZA directed to draft a recess memo requesting the applicant to narrow and scope the scale of the proposed operation limited to vehicles no larger than a pickup truck, detail proposed screening, detail any proposed additional lighting (to be night sky compliant); Selectboard to be queried about traffic capacity on Woodlawn Road; DRB members to make site visits singly or in groups of no more than two by the next meeting

Tom moved to adjourn the meeting at 8:50 pm, seconded by Kevin and approved by acclamation.