

Minutes of the Development Review Board

Meeting Date: November 7th, 2016

DRB Member:

Peter Wallace
Fred Houston
Wendy Manners
Tim Hall
Debby Dorsett

Craig Ohlsen (Zoning Administrator)

General Business:

- 1) Meeting called to order 6:01
- 2) Motion to approve Minutes of October 24th, made by Fred Houston, second by Tim Hall. Motion carries.

Consideration of Case #2016-030 continuation; Owner: Clifford Duncan. Agent: Town of Wilmington (John Gannon). Application is being made to construct a ramp to access an existing pedestrian bridge. Flood Hazard Regulations & Village zoning district (Historic Design Review). Article VIII. Location: 36 West Main Street.

- 1) 6:05 case continued to December 19th, 6:00pm Wilmington Town Hall

Consideration of Case #2016-083: Owners Lane Brothers, LLC. (Dan & John Lane). Agent: Innovative Construction, LLC. (David Powell). Application is being made for a Condition Use review to allow a manufacturing facility (Woodworking shop). Commercial/Residential zoning district; Sections 450 E (4), 721 & 710; location: 167 Route 100 North.

- 1) 6:07 Hearing opened.
- 2) Testimony heard from applicant David Powell
- 3) Testimony heard from applicant's partner John Stranter
- 4) Motion to close hearing made by Peter Wallace, second by Fred Houston
- 5) 6:35 Hearing Closed

Consideration of Case # 2016-084; Owner: Bradley & Colleen Palmiter. Agents: Zachary Hitt & Ben Joyce. Application is being made for a dimensional Waiver to construct a residence in a larger footprint on a pre-existing nonconforming small lot. Residential zoning district: Sections 232 & 431 (A,B & C): 288 Old Mill Lane.

- 1) 6:40 Hearing opened
- 2) Wendy Manners Seaman recused herself from hearing
- 3) Fred Houston Chair
- 4) Peter Wallace voted in as Vice-Chair for hearing only
- 5) Testimony heard from Owners: Brad and Colleen Palmiter
- 6) Testimony heard from Surveyor: Ben Joyce

- 7) Testimony heard from Architect: Patrick Kitzmiller
- 8) Testimony heard from Contractor: Zak Hitt
- 9) Testimony heard from Abutter: Heather and Todd Frost
- 10) Testimony heard from Abutter: Michael Norris
- 11) Testimony heard from Abutter: Glenn Lattinen
- 12) Testimony heard from Abutter: Robert Joslin Jr.
- 13) Testimony heard from Abutter: Trans Hydro (Matt Cole)
- 14) Motion for a site visit made by Peter Wallace, Second by Tim Hall.
- 15) Site visit Thursday 11/10/16 @ 10:00 AM
- 16) 8:15 Motion to continue case to 11/21/16 at 6 PM in Wilmington Town Hall made by Tim Hall, Second by Peter Wallace, Motion carries

Meeting Adjourned at 8:45

Respectfully submitted:

Peter Wallace
Clerk, DRB