

Morristown/Morrisville Development Review Board
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Meeting Minutes of October 11, 2017

Members Present: Theresa Breault (alternate), John Gloss, Susanna Guthmann, Gary Nolan (Chair), Andrew Strniste (alternate), Paul Trudell, & Chris Wiltshire. Member Allen arrived to the meeting during the Lawrence Road Deliberative Session.

Members Absent: Brian Irwin

Staff: Todd Thomas, Zoning Administrator

Signed-in Guests: Graham Mink

Call to Order & Minutes: Chair Nolan called the meeting to order at approximately 6:30 PM. Member Breault moved to approve the September 27th meeting minutes. The motion was approved by a vote of 4-0-3, with Members Strniste, Trudell, and Wiltshire abstaining.

Hearing: 243 Bridge St., §630 CU & §500 Site Plan request for 9 unit apt building (Mink)

Applicant/landowner Mink Properties LLC appeared before the Board requesting §630 Conditional Use & §500 Site Development Plan Approval to build a Dwelling Unit Multi-Family use adjacent to 233 Bridge Street on parcel 21-061-1 in the §205 Central Business Zone. Member Trudell recused himself from the proceeding because he drew the site plan for this application. Graham Mink, representing the applicant Mink Properties LLC, said that he planned to build a 3 story building, containing 9 apartments, on this currently undeveloped half-acre lot. The mix of apartments would be 6 one-bedroom apartments and 3 two-bedroom apartments. The building will be sprinkled and measure 32x56, not including the stair towers on each gable end. Mr. Mink said that 11 parking spaces would be provided for the proposed apartment building, and an additional 7 parking spaces (18 total parking spaces) would remain on his adjacent lot with the existing 3-family apartment building thereon. Mr. Mink said that the driveway would be straightened and its grade flattened when the gravel parking lot is expanded. Member Breault moved to approve the application for a 9 unit apartment building as proposed. The motion was affirmed by a vote of 6-0.

Deliberative Session: 57 Lawrence Road, §264.1 Minimum Lot Size Waiver (Jones)

Member Strniste recused himself from the deliberations as he did not attend either hearing. Member Wiltshire moved to grant the requested 12.5% Waiver to allow the 3.5 acre lot to be subdivided into two approximately equally sized lots. The motion failed to carry by a vote of 1-6.

The meeting adjourned at 8:00 P.M. - Respectfully submitted by Zoning Administrator Thomas