

**MORRISTOWN/MORRISVILLE
DEVELOPMENT REVIEW BOARD
P.O. BOX 748
MORRISVILLE, VT. 05661
Phone (802) 888-6373
Fax (802) 888-6375**



Minutes of February 12, 1998

Members Present: Rich Furlong, Gary Nolan, David Silverman, Tom Paine, Tom Bjerke, Theresa Breault, and Paul Trudell.

Members Absent: none.

Guest: George Comier, Mary West, Jay Ancel, Mark Montminy, Jeff Hill, Larry Cornblatt, Alice Angney, Dave Baldwin, and Bill Riley.

The meeting was called to order at 7:30 PM. by Gary Nolan, Chair.

Rich made a motion to approve the minutes of, January 8, 1998, as written.
Theresa seconded the motion and it passed unanimously.

**WARNED HEARING, MORRISTOWN SCHOOL DISTRICT, RENOVATIONS TO
GRADED SCHOOL AND RENOVATIONS AND ADDITIONS TO ELEMENTARY
SCHOOL CONDITIONAL USE AND SITE PLAN APPROVAL.**

Gary opened the hearing and gave an overview of the application. The application is to be reviewed under Sections 250, 253. 260-263.c, 450-453.3, 500-503.4, and 630-637 of the Morrisville Zoning Bylaws.

Theresa administered the sworn oath to Alice Angney, George Comier, Mark Montminy and Jay Ancel.

Jay Ancel and Mark Montminy gave an overview of the project. The graded school work is mostly inside work with no change in the footprint. The only exterior work is the upgrading of the water line. The building is 19,700 square feet in size. The majority of the work is bringing the building up to code but, some of the improvements are functional. The work is scheduled to start this spring.

They gave an overview of the elementary school improvements. This project consist of a walk way between the elementary school and People Academy buildings, walkways around the elementary school, two additions, and two sections to be renovated. One of the additions is to be a new gymnasium and the other is to be classrooms. The elementary school drainage patterns will remain the same with some local changes in drainage. There will be a catch basin and a drainage

swale to move the storm water away from building. They will be adding five additional wall mounted lights to the exterior. The lighting will be cut off fixtures with 75 watt metal halide bulbs. The existing parking is ample as they have 49 spaces and are required to have 45. The additions will blend in with the existing buildings. The classroom addition will be the same height as the existing classroom wing, but it will be wider. The gym will be brick, stone blocks and metal siding and the gym will be slightly higher than the existing multipurpose room. The schedule to start construction is after school is out in June.

Tom B. made a motion to approve the applications as presented with our standard conditions.

Theresa seconded the motion and it passed unanimously.

PRE-HEARING, METTE ENDERSON AND JEFF HILL THREE LOT SUBDIVISION RANDOLPH ROAD.

Gary opened the hearing and gave an overview of the application. The application is to be reviewed under Sections 220-220.4 and 300-310.h of the Morristown Subdivision Bylaws.

Theresa administered the sworn oath to Jeff Hill.

Mr. Hill gave an overview of the project. Mette Rank purchased a 10.7 acre lot in the Laurie Grey Subdivision. They now wish to subdivide the property into three lots 5A, 5B, and 5C. They hope to build a house on lot 5C and sell the other two lots. In the past year they have built a one acre pond and a shed. There will be two community systems one on lot 5B for some of the houses in original Grey subdivision and another on lot 5C for 5A & 5C. Lots sizes are 2.04, 2.09, and 6.6. the lower section of 5C will continue to be farmed by Andre Valcour.

David made a motion to classify the subdivision as a major subdivision and rule that it meets the town plan.

Tom B. seconded the motion and it passed unanimously.

WARNED HEARING, KENLY SQUIER D/B/A WLVB- OWNER, BILL RILEY APPLICANT, 12' SATELLITE DISH, ROUTE 15/100 AND NEEDLE EYE ROAD.

Gary opened the hearing and gave an overview of the application. The application is to be reviewed under Sections 210, 213.a, 450-453.3, 500-503.4 and 630-637 the Morristown Zoning Bylaws.

Theresa administered the sworn oath to Bill Riley.

Mr. Riley gave an overview of the project. The satellite dish was original approved when the radio station was granted a zoning permit, but the satellite dish was never constructed. With new programing that is available by satellite, WLVB can carry live programs from Nashville TN., with a satellite receiving dish. The size of the dish is 12 feet in diameter as the signal comes from a low powered satellite. The dish will be pointed to the Southeast. The dish is constructed of black mesh and is being brought up from their Stowe radio station. They are willing to screen the dish from Route 15/100. The dish is a receiving dish only and will not cause any interference

on any television or radio. The dish is mounted on 4" pole that is cemented into the ground.

Theresa asked if the dish would be fenced in?

Mr. Riley responded no, as there is no need.

Tom B. would like to see it screened from Route 15/100 going east or west, with six to eight foot tall trees and low scrubs around the pole.

Mr. Riley felt this would be reasonable.

Tom B. made a motion to approve this application with our standard conditions and landscaping plan is to be submitted for approval before the dish is installed.

Rich seconded the motion and it passed unanimously.

WARNED HEARING. ALAN CORNBLATT- OWNER, LAWRENCE CORNBLATT APPLICANT, 8' X 10' WALK-IN COOLER AND HANDICAP RAMP WAIVER REQUEST, PORTLAND AND MAIN STREETS.

Gary opened the hearing and gave an overview of the application. The application is to be reviewed under Sections 210, 212.g, and 214.1 of the Morrisville Zoning Bylaws.

Theresa administered the sworn oath to Lawrence Cornblatt and Dave Baldwin.

Mr. Cornblatt gave an overview of the project. He wishes to put a walk-in cooler beside the building that will be accessed through the kitchen to free up kitchen space. It will be enclosed in wood siding to match the existing building. ADA requirement call for a handicap access and ramp. That was to go onto the side where the walk-in cooler is planned. Mr. Cornblatt discussed with the Board an option of enclosing the area where the outdoor dining area is and using this area as an entryway and handicap ramp.

Several options were discussed and it was decided that any changes to the entryway would require a separate application.

Tom B. moved to approve the waiver of the rear setback for the walk-in cooler and to approve the handicap ramp to go onto the east side of the building.

David seconded the motion and it passed unanimously.

Other Business:

The DRB agreed with Brian Greenia conversation with Ken not to spend money enforcing on Leo Lefevre at this time.

Ken informed the Board of up coming training sessions, and that Board from other towns may come in to observe how the DRB is working.

The hearing was adjourned at 10:10 PM.

Respectfully submitted,
Kenneth J. Sweetser, Scribe.