

**Monkton Development Review Board
Meeting Minutes
April 10, 2012
Approved August 28, 2012**

Attendance:

DRB Members Present: Peter Close, John Winsor, Janet Dermody, Chris Acker, Marsha Abramo, Philip Russell

DRB Alternate Present: Thea Gaudette (voting)

Others in Attendance: sign in sheet from meeting is attached

The meeting was called to order at 7:35 pm, by Peter Close, Chair.

Minutes

The minutes from the February 14th meeting were presented. Marsha Abramo moved to accept the amended minutes. The motion was seconded by Philip Russell and passed 6-0-1.

Old Business

Peter reminded everyone that they should be creating their new town e-mail account and asked if members of the Board had been receiving his e-mails.

He also read a letter from Liam Murphy regarding the Brisson Appeal and how to proceed to the Conditional Use Hearing.

New Business:

1.Brisson Stone LLC # 2012-02 Con - Peter advised the public in attendance that the purpose of this hearing is to dispose of the appeal of the Zoning Administrator's decision to deny a Change of Use permit. After swearing in interested speakers, began the hearing by opening the floor to comments / questions.

Mark Nolan (4012 Monkton Road) stated that his property is located in front of the proposed Change of Use. He asked about the impact on land value in the area, the number of trucks per day and the number of yards that will be removed.

Peter advised that these questions will be more appropriate at the next hearing.

At this point in the hearing Peter read the relevant section of Liam's letter into the record. (Copy is Attached to these minutes and are incorporated by reference). Janet Dermody moved to vacate the decision of the zoning administrator. The motion was seconded by Thea Gaudette and passed 6-0-0.

The application for a Change of Use has been scheduled and warned for April 24, 2012 at 8:00PM.

Janet Dermody then brought up the April 8, 2012 letter from Mr. Slanksy telling the board that he intends to contact the Select Board, Road Commissioner and Zoning Administrator regarding the application.

She stated she understood this letter is a courtesy but that she was concerned that if he reaches out to individual members of the DRB we will end up with multiple opinions to contend with.

Thea Gaudette asked what would be gleaned by these conversations since the application has already been submitted.

David Slansky responded saying that he may become involved in this application as an attorney and that the letter was sent to the Board as a courtesy. He also stated that there is no ethical violation of the law for him to have this contact.

Diane Bennett asked if everyone had been warned. Thea Gaudette explained that the obligation to warn abutters and other interested parties is only for the first hearing. After that the responsibility to follow the hearing calendar is with the individual.

Janet Dermody moved to close the hearing. The motion was seconded by Philip Russell and passed 6-0-0.

Andrew Gill representing the applicant requested that the notice of the decision be provided in writing. Peter Close assured him that a written decision would be issued.

Thea Gaudette stated that she was concerned that e-mails between the DRB and Liam Murphy were being copied to widely and that the product of the communications belong only to the DRB. She then moved that future e-mails should be between the DRB and Mr. Murphy (or other members of his team) only. The motion was seconded by John Winsor and passed 6-0-0

In order to preserve the flow of communication and avoid multiple e-mail streams all communications for the DRB will be through Peter Close and Marsha Abramo.

2. Hal Saunders #2010-001 MAJ Kevin Brennan representing the applicant reviewed the Final Platt application and provided the board with the additional information that had been requested at the May 24, 2011 hearing,

Chris Acker moved to set the Final Platt hearing on May 8, 2012 at 9:05 PM. The motion was seconded by Philip Russell and passed 6-0-0.

3. Willowell # 2012-02-CON - Was reviewed to make sure that we had requested all of the information we wanted the applicant to bring to the next hearing.

Adjournment

Phillip Russell moved to adjourn the meeting at 10:10 PM. The motion was seconded by Chris Acker and passed 6-0-0.

Respectfully submitted,

Thea Gaudette, Recording Secretary Pro Tem