

Lyndon Development & Review Board

Sept. 17, 2015 Minutes

Members	Public Official	Press	Public
Jon Prue Sherb Lang Pauline Harris Dave Keenan Brandon Carpenter	Laurie Willey Kaela Gray	Camille Delongis	Doug Jenks Steve Vance Donald Beattie

Mr. Prue called the meeting to order at 7:03 PM and advised there were 2 warned items on the agenda.

Mr. Prue gave a brief explanation of the process to the forum by explaining they would hear the presentation by the applicant, and questions would be asked by board members, as well as members of the public. Mr. Prue advised after all comments and questions were finished, the board would discuss and make the final decision in deliberative session. The applicant could choose to stay and wait outside the Conference Room to hear the decision or wait to contact the Zoning Administrator the next morning. Mr. Prue advised if the application was approved, there would be a 30-day appeal period, and if the applicant proceeded with their project before the 30-days were up, they would do so at their own risk. Mr. Prue swore in the applicants.

At this time Mr. Prue advised applicants the DRB was a 7 member board with only 5 members present. Applicants would need to have 4 affirmative votes in order to have their application approved. The board noted applicants have the opportunity to postpone their application until another meeting when more members are present. It has been noted that applicant Mark Simpson was not present and MAG Enterprises would like to proceed with the 5 member board.

2015-078: Mark Simpson is proposing to construct a new multi-family dwelling containing three units on his property located at 547 Lynburke Road. The property currently has twenty dwelling-units on site. The Application requires conditional use approval for a multi-family dwelling within this Commercial District under Section 3.6.2.1 of the bylaws, and site plan approval under section 9.1.

2015-079: MAG Enterprises is proposing to open the service garage located on their property at 160 Commercial Lane to the public. The building currently houses the applicants towing

business, and services and repairs businesses vehicles on-site. The application requires conditional use approval for an automotive repair facility under Section 3.5.2.9 of the by-laws and site plan approval under section 9.1.

Steve Vance, General Manager for MAG Enterprises submitted a letter from owner Bob Montminy to speak on behalf of his application.

Mr. Vance explained they would like to re-open an inspection station and offer heavy duty truck repairs on site. They will continue doing wrecker service and fire dept. trainings. Mr. Vance noted the area is surrounded with a 7 1/2' chain link fence and vehicles brought in are stored in this area.

Pauline Harris asked what the hours of operation would be and Mr. Vance answered Monday-Friday 8:00 AM to 5:00 PM, with two shifts for the towing operation. Mr. Vance noted there will be a sign with hours of operation on the door.

Mr. Vance explained all fluids from junk and damaged cars are removed and brought to the Brownington shop.

Sherb Lang asked about the fluids of towed vehicles, and Mr. Vance answered they are required to take care of all leaking fluids at the scene.

Pauline Harris asked if there were any plans for change to the exterior building and Mr. Vance answered, no.

Mr. Donald Beattie, former owner of the property noted during his years of ownership he also ran a repair facility from this location.

Mr. Doug Jenks, Service Manager for this MAG location noted they look forward to providing further employment for this area and maintaining the training as a public awareness program.

Hearing no further questions from the board a motion to go into deliberative session at 7:29 with Kaela Gray present was made by Pauline Harris, seconded by Sherb Lang and the vote carried 5-0.

A motion to come out of deliberative session at 7:34 was made by Pauline Harris, seconded by Dave Keenan and the vote carried 5-0.

A Motion to approve the MAG Enterprises application as presented was made by Sherb Lang, seconded by Pauline Harris and the vote carried 5-0.

At this time the board moved on to other business.

A motion to approve the Bob Howland amendment (that silt fence meets specifications outlined by state wetland coordinator) was made by Sherb Lang, seconded by Dave Keenan and the vote carried 5-0.

A motion to approve the September 3, 2015 minutes was made by Brandon Carpenter, seconded by Sherb Lang and the vote carried 4-0-1 with Pauline Harris abstaining.

A motion to approve the Haslam Notice of Decision was made by Dave Keenan, seconded by Brandon Carpenter and the vote carried 4-0-1 with Pauline Harris abstaining.

A motion to adjourn was made by Sherb Lang, seconded by Pauline Harris and the vote carried 5-0.

The meeting adjourned at 7:42 PM.