

# AGENDA

## WATERBURY DEVELOPMENT REVIEW BOARD

Wednesday, April 21, 2021

**Members:** David Frothingham (Chair), Tom Kinley (Vice Chair), David Rogers (Vice Chair), Bud Wilson, Alex Tolstoi, Patrick Farrell, Harry Shepard, George Lester (Alt), and Joe Wurtzbacher (Alt).

The public meeting shall convene at 6:30 p.m. via Zoom and conference call-in only. **See ZOOM Meeting link and dial-in conference-call numbers at the end of this agenda.** No physical location for the public meeting will be provided.\* The meeting will be video recorded.

Call to order by the Chair. Welcome new DRB member Joe Wurtzbacher. Approve the Agenda. Introductory remarks.

- 1) **#019-21: LJBC Associates LLC** (owner/applicant)  
Site Plan review to expand the existing parking lot for Woodstock Farmers Market at 2802 Waterbury-Stowe Road. (RT100 zoning district)
- 2) **#011-21: Ari Fishman** (applicant), **Stephen Fishman** (owner)  
Special Flood Hazard Area review to construct a new dwelling and garage on undeveloped Lot 2 Guptil Road. (MDR/SFHA zoning/overlay districts)
- 3) **#017-21: David Eastridge & Jane Hundley** (owner/applicant)  
Ridgeline and Conditional Use review to construct a new single-family dwelling with garage, and revise the previously-approved clearing/thinning limits on the undeveloped lot at 779 Bear Creek Lane. (CNS/RHS zoning and overlay districts)
- 4) **#130-20: Christopher Lackey and Kasey Haskins** (owner/apellant)  
Continuation of Appeal of ZA denial of zoning permit #086-20 to replace the existing dwelling with a new dwelling in the setback on a lot less-than one-eighth acre at 17 Hunger Mountain Road. (TMR zoning district) —*Cont'd from 12/16/20; 1/20 (no review); & 3/17 (no review).*
- 5) **Agenda items to be scheduled by the Chair:**
  - Consultation with ZA re: #025-21: Apothecary Building LLC (owner), Val Vincent, (applicant), renovations to front entry stairs at 2 North Main St., in the DC/DDR zoning/overlay districts. Owner requests an exemption from DDR review in accordance with Section 1104(a)(3), for a project that does not substantially or significantly alter the building façade that the Board deems to be minor in character.
  - Consultation with ZA re: #024-21: Hands Off My Cheese LLC (owner), Mark Frier, (applicant), rebuilding front entry stairs at 1 South Main St., in the DC/DDR zoning/overlay districts. Owner requests an exemption from DDR review in accordance with Section 1104(a)(3), for a project that does not substantially or significantly alter the building façade that the Board deems to be minor in character.
  - Public comment / Other business:
  - Review prior meeting minutes and decisions (4/7/21):
  - Adjournment.

## AGENDA

### Next meetings:

Wednesday, May 5, 2021, 6:30 p.m. Final order TBD.

- #023-21: Thraikill, RHS & modify BZ for new dwelling on Lot A Wood Farm Rd. (CNS/RHS)  
—Continue to 5/19/21 due to incomplete application.
- #009-21: Simon, SFHA/CU/WR/V garage/storage addition, 143 S. Main St. (VMR/SFHA)  
—Continued from 4/7/21.

Wednesday, May 19, 2021, 6:30 p.m. (Applications due: Mon. 4/19/21)

- #023-21: Thraikill, RHS/Variance revs. BZ, dwl exceeds max-ht, Lot A Wood Farm. (CNS/RHS)
- #029-21: April, Setback waiver to expand front porch, 310 Mountain View Dr. (LDR/SFHA)
- #003-21: Arnot, Setback waiver, new dwelling on undevel. Lot 17B, W. Pinnacle Ridge. (CNS)  
—continued from 4/7/21.

Wednesday, June 2, 2021, 6:30 p.m. (Applications due: Mon. 5/3/21)

**Join ZOOM Meeting:** <https://zoom.us/join>

Meeting ID: 918 2302 3181

Passcode: 305362

Dial by your location: ..... +1 312-626-6799 US (Chicago).....+1 929-205-6099 US (New York)

Find your local number: <https://zoom.us/u/aeBdjdEoHL>

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\* During the declared COVID-19 emergency, a public body is not required to provide a physical location for an open meeting or have a person physically present. The state legislature amended the Open Meeting Law to allow a public body to hold its meeting by phone or other remote means, provided that information about how and when the public can access the meeting is published in the agenda.