

Members Present: Jason Heyer, Michelle Dufresne, Nick Hibbard & Claude Rainville
Public Present: Amber Soter, Z.A., Greg Heyer, Marjorie Heyer

GENERAL MINUTES:

7:02 PM- J. Heyer called the meeting to order.

7:05 PM Request of Mark and Susan Leclair for a combination Administrative Review Hearing for a Boundary Line Adjustment and a Two Lot Subdivision located on the parcel known as 49 Benny Road (Parcel ID BN0049).

7:33 PM Request of 2117 Main Street LLC DBA Beaver Valley Storage for a Site Plan Revision Hearing of the property located at 2117 Main Street (Parcel ID MA2117). The request is to add additional storage units.

8:05 PM M. Dufresne made a motion to approve the Minutes from July 10, 2018. **N. Hibbard 2nd**. All in favor.

8:06 PM – C. Rainville made a motion to adjourn. **N. Hibbard 2nd**. All in favor.

Respectfully submitted,
Amber Soter, Zoning Administrator, DRB & Planning Commission Coordinator

Signed: _____ **Date:** _____
For the Development Review Board

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These draft minutes are unofficial until approved at the next regularly scheduled meeting. All motions were unanimous unless otherwise indicated.

**FAIRFAX DEVELOPMENT REVIEW BOARD
HEARING MINUTES**

Tuesday July 24, 2018

Request of Mark and Susan Leclair for a combination Administrative Review Hearing for a Boundary Line Adjustment and a Two Lot Subdivision located on the parcel known as 49 Benny Road (Parcel ID BN0049).

**Members Present: Jason Heyer, Martha Varney, Claude Rainville, Nick Hibbard & Michelle Dufresne
Public Present: Amber Soter, Z.A., Mark LeClair, Susan LeClair, Michael Willard & Nicole Willard**

7:03 PM- J. Heyer called the Hearing. Introductions were made, the warning was read, and parties were sworn in.

This was an administrative review hearing. The applicant has a large parcel that currently had one subdivided lot on it. The intention was to amend the boundary of the existing lot and create one additional lot that was not going to be built upon and one building lot area. Discussion of the access point to the newly created lot included increasing the ROW width, indicating slopes and if it was the best path.

The following items need to be added to the map:

1. Change the ROW to 50'
2. Add contour lines- shade aread of 25% or more
3. Indicate that a driveway meeting standards can be built in the ROW without having to much of a slope
4. Add lot deferral language for Lot 3
5. Add driveway widths to meet standards

7:30 PM- C. Rainville made a motion to continue the hearing on August 14, 2018. **M. Varney 2nd**. All in favor.

Respectfully submitted,
Amber Soter, Zoning Administrator, DRB & Planning Commission Coordinator

Signed: _____ **Date:** _____

For the Development Review Board

These minutes are unofficial until approved at the next regularly scheduled meeting. All motions were unanimous unless otherwise indicated.

**FAIRFAX DEVELOPMENT REVIEW BOARD
HEARING MINUTES**

Tuesday July 24, 2018

Request of 2117 Main Street LLC DBA Beaver Valley Storage for a Site Plan Revision Hearing of the property located at 2117 Main Street (Parcel ID MA2117). The request is to add additional storage units.

**Members Present: Jason Heyer, Martha Varney, Claude Rainville, Nick Hibbard & Michelle Dufresne
Public Present: Amber Soter, Z.A., Kristine and Howard Irish**

7:33 PM- J. Heyer called the Hearing. Introductions were made, the warning was read, and parties were sworn in.

This was a revision to a previously approved site plan. This was a proposal to add 4 more storage units to an existing storage facility. This will create 77 new units. Currently there are 72 units. The current area will be extended to use more of the property and the fence will be moved. Some current vegetation will be moved and some is proposed to stay. The vegetation along the route 104 side was not indicated on the map.

The following items need to be added to the site plan before a decision can be reached:

1. Add all existing vegetation and propose additional where necessary (south west corner of the lot)
2. Indicate that a stormwater plan is not needed
3. Daily trips calculation to be added

8:00 PM- M. Dufresne made a motion to continue the hearing on August 14, 2018. **M. Varney 2nd**. All in favor.

Respectfully submitted,
Amber Soter, Zoning Administrator, DRB & Planning Commission Coordinator