

PLANNING BOARD
MEETING MINUTES
June 13, 2023

7:00PM

Remote Meeting

Members Present: Scott Carlson, Otto Lies, Nancy Kielinen, Frank Doyle, and James Parker

Not Present: Brynn Zawada

Others present: David George, Town Planner; Tim Adler, Jefferson Mill, Timothy Power, Jefferson Mill; Kristin Olson, 40 Village Way;

S Carlson called the meeting to order at 7:01 pm.

JEFFERSON MILL SITE PLAN/SPECIAL PERMIT 1665 MAIN STREET - MODIFICATIONS TO APPROVED PLANS

T Adler explained that they have two changes in relation to the parking design. He also updated that they have received Federal National Parks Service Group Approval for Phase 2 and that the design for apartments took into account the requirements of this designation as well as the needs for today's market. Phase 1 had primarily 2 bedroom apartments but this phase design will have 29 units of differing bedroom configurations. The Site Plan changes that are being requested are due to the constraints in width for the number of parking spaces below Building 5. The proposed plan has 30% less parking spaces in the Building 5 area for a final count of 45 parking spaces, however he mentioned that they are wider than originally designed. Parallel parking near Village Way will now be traditional parking spaces, which will increase from 6 spaces to 15 spaces in the same footprint.

J Parker asked what the net reduction is overall. T Adler answered that 21 spaces were lost under Building 5 but 9 spaces were gained at the nose in parking and this does still meet the Zoning guidelines.

D George shared plans showing the changes. The Board reviewed the parking and access to the main road.

Kristin Olson, 40 Village Way, commented that the head in parking she is concerned with people backing out into Village Way.

S Carlson asked the preference of the applicant regarding the super majority vote. T Adler requested a continuance to the next meeting.

Motion by F Doyle , seconded by S Carlson to CONTINUE TO THE JUNE 27, 2023 MEETING. APPROVED BY A VOTE 5-0

OTHER BUSINESS:

ANR MASON ROAD XENOS CUSTOM BUILDERS

Sean Xenos updated that the lot lines will be changed due to the removal of a barn. D George shared plans.

*Motion by F Doyle, seconded by J Parker to ENDORSE THE ANR MASON RD XENOS CUSTOM BUILDERS.
APPROVED BY A VOTE 5-0*

GREENWOOD ESTATES - PROPOSED EASEMENT PLANS LOT 61 AND 87

D George informed the Board that this is an update and is a DPW matter. DPW wants specific placement for the easements.

THE JUNE 13, 2023 MEETING WAS ADJOURNED AT 7:42 PM.