

TOWN OF POMFRET
PLANNING COMMISSION

Minutes – May 18, 2020
Permit Number ZP20-08 and ZP20-09

MINUTES ON APPLICATIONS FOR RIDGELINE REVIEW

MEMBERS PRESIDING: William Emmons (Chair), Orson St. John (Vice-Chair), John Moore, Nelson Lamson and Ann Reynolds.

MEMBER MISSING: Cyrus Benoit

OTHERS PRESENT: Eric Chase, Valerie Chase, Jules Wolfe, Betsy Siebeck, Benjamin Brickner, and Karen Hewitt Osnoe (Zoning Administrator)

A hearing was convened to consider the following:

Applications #ZP20-08 by Cody Chase and ZP20-09 by Eric & Valerie Chase for the construction of single-family dwellings at 695 Allen Hill Road (Parcel ID #0702-B).

HEARING:

A site visit was held at 4:30pm. Present at site visit was Eric Chase, Valerie Chase, Cody Chase, Lucia Ellerson, Bill Emmons, Cy Benoit, Nelson Lamson, and Karen Hewitt Osnoe.

The hearing was opened at 7:14 PM by chair William Emmons. The hearing was conducted via Zoom and was recorded.

A summary of the discussion follows:


- The site visit started at Howe Hill then continued to 695 Allen Hill Road. A screening plan was discussed. The color scheme of the dwelling as defined in ZP20-09 will be a natural color to blend into the landscape.
- It was determined that the vantage point would be at the top of Howe Hill north of Peter Brooke's driveway. It was discussed that there would be a winter time view shed, as trees in summer would shield the view.
- The driveways to the two single-family dwellings would be a continuation of the current driveway of 695 Allen Hill Road.
- Eric Chase and Jules Wolfe (abutting neighbors) would have a discussion on a shielding plan along the shared property line.

Eric Chase, Valerie Chase and Jules Wolfe were granted interested party status.

By unanimous vote, the PPC adjourned the hearing at 7:49 PM into Open Meeting Status on permit ZP20-09 to be reconvened at 7:00pm on Monday June 1,2020. A motion was made by

Orson St. John, Nelson Lamson seconded the motion. By unanimous vote the hearing for permit ZP20-08 was closed.

Dated at Pomfret, Vermont, this 17 day of June, 2020.

A handwritten signature in cursive script that reads "William Emmons III". The signature is written in dark ink and is positioned above a horizontal line.

William Emmons, Chair
Pomfret Planning Commission

This decision may be appealed to the Vermont Environmental Court by an interested person who participated in the proceedings before the Zoning Board of Adjustment. Such appeal must be taken within 30 days of the date of this decision pursuant to 24 V.S.A. § 4471 and Rule 5(b) of the Vermont Rules for Environmental Court Proceedings.