

Unapproved

Derby Zoning Board of Adjustment * Minutes * February 1, 2016

Members Present: Paul Prue, Joe Profera, Judy Nommik, Norm Gaboriault, Richard Del Favero.

Members Absent: None.

Others Present: Danielle Mosher, Todd Mosher, ZA Bob Kelley.

7:00 PM: Chair Joe Profera called the meeting to order. Judy Nommik made a motion to accept the minutes of the last meeting (October 26th) as written. Seconded by Norm Gaboriault. **Approved by unanimous decision.**

Chair Joe Profera read the warning for application 16-002 by Todd & Danielle Mosher, PIN #TRD30002G5C, for conditional use approval for 3 unit apartment building. All units will have 2 bedrooms and 2 baths. This property is located at 45 West Street and is in the Village Residential/Derby Center (VC/DC) zoning district. Mr. & Mrs. Mosher were present to explain the request. A revised site plan was submitted with a minor change to the parking and building location. 3 parking spaces were moved from in front of the building to the side of the building. There will be a walkout basement. All exterior lighting will be down lit including a pole mounted LED light in front. The property is serviced by Village water and sewer. There was no testimony from interested parties. Judy Nommik made a motion to close application 16-002 by Todd & Danielle Mosher. Seconded by Norm Gaboriault. **Approved by unanimous decision.**

Bob updated the board on the Rublee appeal.

The board entered into deliberative session to deliberate on the Mosher application.

Upon returning from deliberative session Judy Nommik made a motion to grant conditional use approval for application 16-002 by Todd & Danielle Mosher as submitted (see attached written decision). Seconded by Norm Gaboriault. **Approved by unanimous decision.**

7:40 PM: On a motion by Judy Nommik and seconded by Paul Prue the meeting was adjourned. *The minutes were taken by Bob Kelley.*