

\*\*\*Unapproved\*\*\*

Derby Development Review Board \* Minutes \* April 8, 2024

**Members Present:** Joe Profera, Bob DeRoehn, Adam Guyette, Jim Bumps, Jeremy Davis.

**Members Absent:** Judy Nommik, Tanner Jacobs.

**Others Present:** Norman Gaboriault, Tanya Griffin, David Sumner.

**MEETING CALLED TO ORDER - 6:00 P.M.**

**APPROVE MINUTES:**

Bob D moved to approve the minutes of February 26, 2024 as written, seconded by Tanner. Unanimous.

**PUBLIC COMMENTS: None.**

**NEW BUSINESS:**

**Reorganize the Board** – Joe nominated Bob DeRoehn as Chair, seconded by Adam. Unanimous. Bob D nominated Adam Guyette as Vice-Chair, seconded by Joe. Unanimous.

Application 24-016 by Norman & Nicole Gaboriault, PIN #ESSAL020H6T, for conditional use approval to replace 15 ft by 45 ft garage with a 24 ft by 28 ft garage. The property is within the floodplain and is located at 930 4H Rd and is in the Shoreland (SD) district.

Norman Gaboriault was present to explain the request. All aspects of the permit were reviewed. There were no comments from the public. Joe moved to close application 24-008, seconded by Adam. Unanimous.

After deliberating Joe moved to approve application 24-016 by Norman Gaboriault with the condition that the building have two openings on tow wall having a total net area of 672 square inches equipped with screens, louvers, valves, or other coverings or devices that permit the automatic entry and exit of floodwaters must be installed and the bottom of the openings shall be no higher than one foot above adjacent grade, seconded by Adam (see attached decision). Unanimous.

Application 24-025 by Tanya Griffin, PIN #NDRT5082F4C, for site plan approval for 6 vendors on the lot. The is a renewal of permit #23-054 with the addition of a 20 ft by 40 ft covered area in the rear of the lot and split rail fence on the south and east sides. This property is located at 3221 US Route 5 and is in the Village Commercial Derby Center (VCDC) district.

Tanya Griffin & David Sumner were present to explain the request. All aspects of the permit were reviewed. There were no comments from the public. Joe moved to close application 24-025, seconded by Adam. Unanimous.

After deliberating Bob D moved to approve application 24-025 by Tanya Griffin with the following conditions; 1) The trash must be removed from the property daily; 2) There must be 3 NO PARKING signs on the east fence and the west fence; 3) The shelter must be properly anchored to prevent movement; 4) Metal roofs must be a muted colored to help eliminate glare, seconded by Adam (see attached decision). Unanimous.

**OTHER BUSINESS: None.**

**ADJOURNMENT:**

The Board's next meeting is scheduled for April 22, 2024. Jim Bumps moved to adjourn the meeting at 6:26 PM, seconded by Adam Guyette. Unanimous.

Submitted by Bob Kelley, *Unofficial until approved*