

AGENDA
TOWN OF SHELBURNE
DEVELOPMENT REVIEW BOARD
WEDNESDAY, APRIL 4, 2018 – 7:00 PM
MUNICIPAL CENTER MEETING ROOM 1

1. **CALL TO ORDER (7:00)**

2. **PUBLIC COMMENT (7:05, or upon completion of Item 1)**
Topics not otherwise included in agenda.

3. **APPROVAL OF MINUTES (7:10, or upon completion of Item 2)**
March 21, 2018

4. **DESIGN REVIEW APPLICATION(S) (7:15, or upon completion of Item 3)**
DR18-04 – Scott Gardner, 1056 Falls Road, Replacement Single Family Home. Property is located in the Shelburne Falls Mixed Use District, Village Design Review Overlay District, and Stormwater Overlay District.

DR18-06 – Town of Shelburne / Shelburne Little League, 5420 Shelburne Road, Replacement scoreboard on the south baseball field. Property is located in the Village Center District, Village Design Review Overlay District, and Stormwater Overlay District.

5. **APPLICATION VCP18-03 (7:20, or upon completion of Item 4)**
Application by Civil Engineering Associates, Inc., on behalf of Colleen and Joseph Brandon, seeking approval of a Setback Cutting Plan for the removal of vegetation within the Forest Management Area, as conditioned by SUB05-05R2. Property at 500 Lands' End Lane is located in the Rural District, Lakeshore Overlay District and Floodplain and Watercourse Overlay District.

6. **APPLICATION CU02-01R2 (7:25, or upon completion of Item 5)**
Application by Jon Pizzagalli seeking Conditional Use approval for the reconstruction of a pre-existing nonconforming deck in the Lakeshore Overlay District. Property at 224 Pine Haven Shores Lane is located in the Residential District, Stormwater Overlay District, Lakeshore Overlay District and Floodplain and Watercourse Overlay District.

7. **APPLICATION FBZ17-01 (7:30, or upon completion of Item 6)**
Application by Civil Engineering Associates, Inc., on behalf of Clint West for Final Plan, Conditional Use, and Site Plan Review. Proposal includes a 2-lot merger to facilitate the construction of a mixed use building containing a commercial business on the lower level and six apartment units on the second floor. Applicant seeks approval under the requirements of the Shelburne Road Form-Based Overlay

(Agenda Continues)

District. Property at 2916 Shelburne Road is located in the Mixed Use District and Stormwater Overlay District and Shelburne Road Form-Based Overlay District.

8. APPLICATION SP18-02 (Continued) (7:35, or upon completion of Item 7)

Application by Civil Engineering Associates, Inc., on behalf of RAN Vermont Investments, LLC seeking Site Plan review. Proposal includes the reconfiguration of an existing parking lot and changes to circulation. Property at 5531 Spear Street is located in the Rural District, Stormwater Overlay District, and Floodplain and Watercourse Overlay District.

9. APPLICATION(S) SP18-03 & CU18-01 (Continued) (7:40 or upon completion of Item 8)

Application by Civil Engineering Associates, Inc., on behalf of RAN Vermont Investments, LLC, seeking Site Plan and Conditional Use review. Proposal includes the reconfiguration and expansion of an existing golf course as well as a modification and expansion of parking, landscaping, and other site alterations. Property at 5531 Spear Street is located in the Rural District, Stormwater Overlay District, and Floodplain and Watercourse Overlay District.

10. OTHER BUSINESS, CORRESPONDENCE, AND ADJOURNMENT (Upon completion of Item 9)

DELIBERATIVE SESSION TO FOLLOW ADJOURNMENT, IF NEEDED

- *Individual hearing times listed above are estimates only.*
- *Participation in the proceedings is a prerequisite to the right to take any subsequent appeal.*
- *Reasonable accommodations shall be provided upon request to ensure that this meeting is accessible to all individuals regardless of ability.*