

AGENDA

WATERBURY DEVELOPMENT REVIEW BOARD

Wednesday, October 21, 2020

Members: David Frothingham (Chair), Tom Kinley (co-Vice Chair), David Rogers (co-Vice Chair), Bud Wilson, Andrew Strniste, Alex Tolstoi, Patrick Farrell, Harry Shepard (Alternate), and George Lester (Alternate).

The public meeting shall convene at 6:00 p.m. via Zoom and conference call in only. **See ZOOM Meeting link and dial-in conference-call numbers at the end of this agenda.** No physical location for the public meeting will be provided.* The meeting will be video recorded.

Call to order by the Chair. Approve the Agenda. Introductory remarks.

6:00 p.m.

- 1) **#102-20: Mark Frier** (applicant), **Forty Foundry LLC** (owner)
Conditional Use, Site Plan, and Downtown Design review for a change of use from auto parts retail store to brewery with retail and tasting room at 40 Foundry Street. (IND/DDR zoning and overlay districts) —*Review continued from 10/7/20.*

6:30 p.m.

- 2) **#108-20: Joseph Cavalear** (owner)
Setback waiver request to construct a detached garage in the side setback at 70 North Main Street. (VMR zoning district)
- 3) **#109-20: Rodney Companion** (applicant), **Superior Development LTD Co./Malone 1 River Rd Properties LLC** (owner/co-owner)
Setback waiver request to construct two detached metal canopy structures in the setback at 1 River Road. (IND/SFHA zoning and overlay districts)
- 4) **#107-20: Kelley Osgood, Volansky Studio** (applicant), **Ian and Mary Rubiano** (owner)
Setback waiver request for a new single-family dwelling and an attached accessory dwelling on undeveloped Lot 5, Moulton Farm Road. (MDR zoning district)
- 5) **Agenda items to be scheduled by the Chair:**
 - Consultation with ZA re: #121-20: Perry Hill Partners c/o Aaron Flint and Jason Wulff, (owner/applicant), change of use from business office to medical office at 28 Stowe St., in the DC/DDR zoning/overlay districts. Owner requests an exemption from Site Plan review as per Section 301(a)(5), for an internal change of use from one permitted use to another permitted use with no change to the parking requirement.
 - Review prior meeting minutes and decisions (10/7/20):
 - Public comment / Other business:
 - Adjournment.

AGENDA

Next meetings:

Wednesday, November 4, 2020, 6:30 p.m. Final order TBD.

- #111-20: Chadwick, Setback waiver request for front-entry roof, 76 N. Main Street. (VMR)
- #113-20: Norton, Setback wvr rebuild decks, add roofs, steps, & enc. entry, 2032 Rte 2. (MDR)
- #080-20: Van Hoven, Appeal zp #071-20 Foregger 3-lot SD, Lot 4 Loomis Hill Rd. (MDR)
—continued, without review, from 9/2 & 10/7/20.

Wednesday, November 18, 2020, 6:30 p.m. (*Applications due: Mon. 10/19/20*)

- #119-20: Staskus, Boundary adjustment & new right-of-way access, 510 Ring Rd. (LDR/CNS)

Wednesday, December 2, 2020, 6:30 p.m. (*Applications due: Mon. 11/2/20*)

* During the declared COVID-19 emergency, a public body is not required to provide a physical location for an open meeting or have a person physically present. The state legislature amended the Open Meeting Law to allow a public body to hold its meeting by phone or other remote means, provided that information about how and when the public can access the meeting is published in the agenda.

Join ZOOM Meeting:

<https://zoom.us/j/97171877080?pwd=NDgzY05EWS8yWkdHNNHZDZ2RiVzBzZz09>

Meeting ID: 971 7187 7080

Passcode: 331681

Dial by your location: +1 312-626-6799 US (Chicago).....+1 929-205-6099 US (New York)

Find your local number: <https://zoom.us/u/acjaHTrXQJ>