

Panton Planning Commission and Development Review Board Minutes

October 4, 2007

September 6, 2007 DRB no quorum.

Present: vice-chair Kim Bingham, Bob Moulton, Louise Giovanella, Deeny Marshall, Jim Darragh, Kiersten Vorstevelt, Rick Klein,(Gary Norton and Mike Hermann late arriving).

Others present: Paulette and Joseph Bogen, Mary Allen, Danielle H. Wineman, David Barra, Robert Hartenstein, Jeff and Lynn Provost.

Meeting opened at 7:06 p.m.

Hearing for an application from Laura Lee Bushey for conditional-use approval under the provisions of §504 of the Town's Zoning Regulations of the conversion of an existing abandoned mobile home on her property on Panton Road (parcel ID # 03-01-10.000) to a detached accessory structure, to be used as a workshop/studio space for a home-based quilting business. After hearing from David Barra, attorney representing Laura Lee Bushey Louise Giovanella moved to close the hearing until a deliberative session could be had later in the meeting. Rick Klein 2nd. Motion approved unanimously.

Hearing opened for an application from Jeffrey Provost for variances to the front-yard and side-yard minimum setback distance provisions of §1003A of the Zoning Regulations to allow the construction of a small-detached utility shed on his property on Staton Drive Road (parcel ID# 02-01-55.000). Ed Hanson has visited the site and explained the presence of a large swail on the front of the property. Rick Klein questioned the presence of an existing shed and Ed explained that the shed belonged to the neighbors. Bob Moulton moved to accept the variance Rick Klein 2nd. Motion approved unanimously.

Hearing for an application from Joseph and Paulette Bogen appealing the Zoning Administrator's issuance of a building permit to Robert and Deborah Harenstein, (307-2) authorizing the addition of an attached garage to their property on Arnold Bay Road (parcel ID# 01-01-11). Joseph Bogen showed a letter he sent to Mr. Hartenstein requesting a landscape plan concerning the foregoing agreement to come up with boundary screening. Mr. Bogen stated he is removing dead trees and Buckthorn trees from his property, which lessens privacy between the two neighbors. Mr. Hartenstein said he would like the option of a fence due to the limited areas natural vegetative growth. Mr. Bogen will accept a fence that he finds visually pleasing. The Bogens also desire Mr. Hartenstein to hide his propane tank from their view. Both parties mutually agreed to talk and Mr. Hartenstein will draw up a plot plan of landscape possibilities. There was discussion of the cancellation of the permit. Louise Giovanella motioned to recess this hearing until February 7, 2008. Bob Mouton 2nd. Motion approved unanimously.

Deliberative session for Laura Lee Bushey began. Louise Giovanella moved to approve the conditional permit as presented. This includes the time frame in which Ed Hanson received the preliminary application. Bob Moulton 2nd. Application rejected unanimously.

Old Business; Bob Moulton moved to accept previous meeting minutes as amended. Louise Giovanella 2nd. Motion approved unanimously. Meeting adjourned 8:30 p.m.

Respectfully submitted,
Marjorie Huff,
Secretary