

City of Montpelier, Vermont

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DEVELOPMENT REVIEW BOARD MEETING
Monday, October 16, 2006, 7:00 PM
City Council Chambers, City Hall, 39 Main Street
*The front doors of City Hall may be locked after 4:30 PM,
please enter at the rear of the building.*

AGENDA

7:00 p.m.

1. **Call to order by the Chair.**
2. **October 2, 2006 meeting minutes, if available.**
3. **Comments from the Chair**

7:05 p.m.

4. **Consent Agenda**

- a. *Design Review - HDR/DCD*
160-162 Main Street
Applicant: Franklin Square Homeowners Association
 - Installation of exterior foam insulation, faced in wood drip cap, frieze board, and synthetic stucco material
 - DRC recommends approval with construction clarifications exhibited in modified drawing received 9/19/06
- b. *Design Review - HDR/DCD*
1 West Street
Applicant: New England Culinary Institute.
 - Installation of two compressor/condenser units on the west side of the building
 - DRC recommends approval as submitted
- c. *Design Review - CB-II/DCD*
130 Main Street
Applicant: Unitarian Church of Montpelier
 - Replacement of 118' long, stacked stone retaining wall along Winooski River
 - DRC recommends approval with use of the rusticated faced concrete block
- d. *Design Review - CB-II/DCD*
207 Barre Street
Applicant: Crystal Maderia for Kismet, LLC
 - Replacement and installation of two signs: a 3.7 sf hanging sign and a 29.12 sf wall sign
 - DRC recommends approval as submitted

7:20 p.m.

5. **Public Hearing - Conditional Use and Site Plan Review - CB-II/DCD**

207 Barre Street

Applicant: Crystal Maderia for Kismet, LLC

- Change of use from take-out and catering to eating and drinking establishment w/ take-out, catering.

7:35 p.m.

6. **Public Hearing - Variance Request & Design Review - CB-II/DCD**

101 Northfield Street

Applicant: Kuldeep Sharma, represented by John Miller of Sign Design

- Installation of a 32.5 sf ground sign (previously approved)
- Variance request was withdrawn

7:50 p.m.

7. Sketch Plan - MDR

179 North Street

Applicants: David Hudson

- Subdivision of a 0.84 acre lot into two lots
Lot 1 0.52 acre and Lot 2 0.32 acre

8:10 p.m.

8. Continuation of Public Hearing: Planned Development - Conditional Review for Subdivision - GB/MDR

Capital Heights - Hebert Road/River Street

Applicant: Fecteau Residential, Inc.

- Development on two lots totaling 77.8 acres
- Phase 1 - one commercial lot, 28 condo units, 60 units of elderly housing
- Phase 2 - 29 single family lots and 46 condo units
- Phase 3 - 40 condo and 16 single family lots

9. Adjourn

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