

Design Advisory Board Meeting Minutes

Date: Oct 6, 2020

Time: 6:30 PM

Location: Gotomeeting

Attendees: Pamela Potter, Mike Cole, Jeff Hostetler, Dan Batt

Guests: Jason Holtzman

Agenda:

24 Essex Street – new garage

Minutes: The meeting was called to order at 6:30.

Jason Holtzman presented the proposed new garage at 24 Essex Street. The garage is located at the end of an existing driveway on the property.

The proposed garage is aligned with the front face of the existing house and is unable to be set back further from the street unless septic system modifications are completed. The Town sewer ends just west of 24 Essex.

The proportions, scale, materials and character were considered to be in keeping with typical residential accessory structures found within the Village District.

The applicant was asked to consider increasing the setback from Essex Street. The applicant indicated that it was also the desire of the Owner to increase the garage setback. The applicant agreed to work with the septic contractor & the Connecticut River Area Health District to modify the existing septic system to maximize the new structures setback from Essex Street.

The Design Advisory Board was in favor of the applicants proposed garage, but encouraged the applicant to set the garage back from Essex Street as much as permitted by septic system modifications to keep more in character with neighboring garage setbacks.

Meeting adjourned: 7:30 PM

Minutes compiled by: Dan Batt

