T.C

Town of Vernon
Design Review Commission (DRC)
Wednesday, October 7, 2015
7:00 PM
Council Chambers
Vernon Town Hall, 3rd Floor, 14 Park Place
Rockville / Vernon, CT

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15 OCT -8 PM 3:35

DRAFT MINUTES

1. Call to Order & Roll Call
   - Meeting was called to order at 7:03pm.
   - Regular members present: Robert McGarity, Michael Guminiak, Howard Steinberg and Daniel Robertson
   - Alternate members present: Jennifer Holt sitting in for the vacancy.
   - Staff present: Shaun Gately, Economic Development Coordinator
   - Recording secretary: Audrey Lanz

2. Approval of Minutes of September 2, 2015

   A motion was made by Chairman Daniel Robertson to approve the minutes. Motion passed unanimously.

3. Amendments to Agenda
   - None

4. Referrals from PZC and / or Planning Department

Application (PZ-2015-15) of Carter Chevrolet for a Special Permit / Site Plan of development for a car dealership at #160 & #175 Hartford Tpke (Assessor's ID: Map #02, Block #0158, Lot/Parcel #00006 & Map #02, Block #158A, Lot/Parcel #00004).

- Leonard Jacobs, attorney for applicant, gave a brief overview of the application and introduced Robert Powell, project architect, Eric Peterson, project engineer, and John Alexopoulos, landscape engineer.
- Eric Peterson, project engineer, gave an over view of the site plan.
- Robert Powell, project engineer, gave an overview of the floor plan and the design elements that will be used.
  - A discussion ensued on the time and place of truck deliveries.
- John Alexopoulos, landscape engineer, gave an overview of the trees and plantings to be used.
  - A discussion ensued on the sight line when turning on to Hartford Tpke and if the blooming pear trees would be in the way.
- Eric Peterson, project engineer, presented the lighting plan, fencing to be used, and signage to be used.
  - A lighting plan was handed into record, exhibit #1.
  - A lighting intensity plan was handed into record, exhibit #2.
  - Pictures of the fencing to be used were handed into record, exhibit #'s 3 & 4.
    - A discussion ensued on the look of the wooden guard rail that is to be used.

Jennifer Holt made a motion to accept Application (PZ-2015-15) of Carter Chevrolet. Michael Guminiak seconded the motion and the motion passed unanimously.

5. Administrative Action

A. Correspondence
None

B. Membership
Chairman Daniel Robertson reminded the commission that his term will be up in December.

C. Other
None

6. Guidelines

- Chairman Daniel Robertson emailed the power point of the Design Guidelines to the Commission for review.

Howard Steinberg made a motion to present the Guidelines as modified to the Planning & Zoning Commission to be added to their agenda for review. Robert McGarity seconded the motion and the motion passed unanimously.

7. Other Business
None

8. Adjournment

Jennifer Holt made a motion to adjourn the meeting and Howard Steinberg seconded the motion. The motion passed and the meeting adjourned at 7:50pm.

Respectfully Submitted

Audrey Lanz

Audrey Lanz
Recording Secretary